

State Use 101
Print Date 11/22/2024 11:25:57 A

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																					
GABIN ELISABETH C GABIN MELVIN 75 TIMBER DR EAST LONGMEADOW MA 01028 GIS ID F_390439_2848250				TOPO WET		EASEMENT		TRAFFIC		CORNER		Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW													
				DRAINAGE				VIEW		COMMUNITY		RESIDENTL.		101		454600		454,600															
												RES LAND		101		157700		157,700															
												RESIDENTL.		101		23600		23,600															
				SUPPLEMENTAL DATA										Total		635,900		635,900															
Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																	
GABIN ELISABETH C GILLIS LAURIE A WHEELER KAREN A, WHEELER EVERET S +, EQUITY ONE REAL ESTATE +				22782 0099		07-31-2019		Q		I		490,000		00		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed	
				19365 0365		07-27-2012		U		I		370,000		00		2024		101		420,400		2023		101		390,900		2022		101		356,300	
				11903 0408		10-05-2001		U		I		100		1A				101		157,700				101		143,700				101		146,100	
				07804 0567		09-12-1991		U		I		361,000						101		23,600				101		21,300				101		1,600	
				06652 0220		10-15-1987		U		I		1		1		Total		601,700		Total		555,900		Total		504,000							
EXEMPTIONS						OTHER ASSESSMENTS												This signature acknowledges a visit by a Data Collector or Assessor															
Year		Code		Description		Amount		Code		Description		YEAR		Amount		Comm Int																	
Total																																	
ASSESSING NEIGHBORHOOD																		APPRaised VALUE SUMMARY Appraised BLDG. Value (Card) 454,600 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 23,600 Appraised Land Value (Bldg) 157,700 Special Land Value 0 Total Appraised Parcel Value 635,900 Valuation Method C Adjustment Net Total Appraised Parcel Value 635,900															
Nbhd				Nbhd Name				Tracing				Batch																					
0001								101				NV																					
NOTES																																	
SUB DIV #574																																	
BUILDING PERMIT RECORD																		VISIT / CHANGE HISTORY															
Permit Id		Issue Date		Type		Description		Amount		Insp Date		% Comp		Date Comp		Comments		Date		Type		Is		Id		Cd		Purpose/Result					
202200176		01-13-2022		11		POOL		19,500		06-21-2022		100		06-01-2022		INGRND POOL 18 X		06-21-2022						334		15		PERMIT VISIT					
201603015		12-29-2016		91		INSULATION		3,626				0				DWLG		11-29-2021						334		2		MEASURED					
224		10-01-1990		MN		Manual Note		225,000										08-10-2012						317		3		MEAS+INSPCTD					
																		12-05-2007						250		P1		PHONE MESSAG					
																		06-14-2007						311		2		MEASURED					
																		05-24-2000						247		14		INSPECTED					
																		05-09-2000						247		2		MEASURED					
LAND LINE VALUATION SECTION																																	
B	Use Co	Description		Zone	D	Fronta	Depth	Land Units		Unit Price	I. Fact	S.A.	Ac Di	C. Fact	St. Idx	Adj	Notes	Special Pricing			Size A	Adj Unit Pric	Land Value										
1	101	ONE FAM		RAA				40,000	SF	3.12	1.250	9	LAND	1.00	NV	1.00			0		1.000	3.9	156,000										
1	101	ONE FAM		RAA				0.240	AC	7,000.00	1.000	0		1.00	NV	1.00			0		1.000	7,000	1,700										
Total Card Land Units								1.16	AC	Parcel Total Land Area: 1.16								Total Land Value								157,700							

CONSTRUCTION DETAIL						CONSTRUCTION DETAIL (CONTINUED)							
Element		Cd	Description			Element		Cd	Description				
Style		09	CONTEMPORY			Central Vac	1	YES					
Model		01	RESIDENTIAL			Basement Floor	12	CONCRETE					
Grade		B	GOOD			Bsmt Garage							
Stories		2.00	2 STORY			Units	1						
Foundation		1	CONCRETE			MIXED USE							
Exterior Wall 1		26	WOOD			Code	Description			Percentage			
Exterior Wall 2						101	ONE FAM			100			
Roof Structure		2	HIP							0			
Roof Cover		1	ASPHALT SH							0			
Interior Wall 1		2	PLASTER			COST / MARKET VALUATION							
Interior Wall 2						Adj Base Rate			100.39				
Interior Floor 1		4	CARPET			RCN			561,208				
Interior Floor 2		3	HARDWOOD			Net Other Adj							
Heat Fuel		2	GAS			Year Built			1990				
Heat Type		1	FORCED H/A			Effective Year Built			2002				
AC Type		03	FULL			Depreciation Code			GD				
Bedrooms		4				Remodel Rating							
Full Baths		3				Year Remodeled							
Half Baths		0				Depreciation %			19				
Extra Fixtures		1				Functional Obsol							
Total Rooms		8				External Obsol							
Bath Style		G	GOOD			Cost Trend Factor			1				
Half Bath Style						Condition							
Kitchens		1				% Complete							
Kitchen Style		G	GOOD			Overall % Condition			81				
Extra Kitchens		0				RCNLD			454,600				
Extra Kitchen St						Dep % Ovr							
FBM Sqft		1411				Dep Ovr Comment							
FBM Quality		3				Misc Imp Ovr							
FIN ATC Sqft						Misc Imp Ovr Comment							
FIN ATC Quality						Cost to Cure Ovr							
Fireplaces		1				Cost to Cure Ovr Comment							
WS Flues													
OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)													
Code	Description	Su	Sub Type	Lan	Units	Unit Price	Yr Blt	%	Dep.	Cond	Gra	Qual	Apprais Va
02	SHED/FR			L	240	12.00	1991	70	0.00	GD	G	1.25	2,500
11	POOL I-V	OB	Outbuildi	L	648	29.00	2022	70	0.00	GD	G	1.25	16,400
19	PATIO			L	832	8.00	2022	70	0.00	GD	A	1.00	4,700
BUILDING SUB-AREA SUMMARY SECTION													
Subarea	Description					Living	Gross	Eff Area	Unit Cost		Undeprec Value		
BMT	BASEMENT					0	1,881		28.09		52,833		
CFL	CATHEDRAL CE					589	589		144.81		85,291		
FFL	1ST FLOOR					1,292	1,292		140.51		181,543		
GAR	GARAGE					0	564		56.30		31,756		
OPF	OPEN PORCH					0	132		13.84		1,827		
OSP	SCRN PORCH					0	600		21.08		12,646		
SFL	2ND FLOOR					1,332	1,332		140.51		187,163		
WDK	WOOD DECK					0	292		27.91		8,150		
Ttl Gross Liv / Lease Area						3,213	6,682				561,208		

