

CURRENT OWNER				TOPO TYPE			UTILITY		STREET		LOCATION		CURRENT ASSESSMENT												
ZOBANI MOHAMAD YZED AED AL 56 SCHUYLER DR EAST LONGMEADOW MA 01028 GIS ID F_375317_2845742												Description		Code	Appraised			Assessed		1006 EAST LONGMEADOW					
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	230900			230,900							
												RES LAND		101	109000			109,000							
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	500			500							
				SUPPLEMENTAL DATA																					
				Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed						Received NIA Field 8 Field 9 Field 10 Assoc Pid#															
				Total						340,400			340,400												
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)												
ZOBANI MOHAMAD YZED AED AL TERNORUTSKY LEO BENTON ASSOCIATES INC				24240 08925 00000	0185 0419 0000	11-10-2021 08-26-1994	Q U U	I I U	325,000 123,768 0	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed						
											2024	101	213,700	2023	101	198,700	2022	101	179,300						
												101	109,000		101	99,100		101	90,100						
												101	500		101	300		101	300						
				Total		323,200			Total			298,100			Total		269,700								
EXEMPTIONS						OTHER ASSESSMENTS						This signature acknowledges a visit by a Data Collector or Assessor													
Year	Code	Description		Amount		Code	Description		YEAR	Amount	Comm Int		APPRaised VALUE SUMMARY Appraised BLDG. Value (Card) 230,900 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 500 Appraised Land Value (Bldg) 109,000 Special Land Value 0 Total Appraised Parcel Value 340,400 Valuation Method C Adjustment Net Total Appraised Parcel Value 340,400												
Total																									
ASSESSING NEIGHBORHOOD																									
Nbhd		Nbhd Name				Tracing		Batch																	
0001						101		NF																	
NOTES																									
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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Central Vac	0	NO
Model	01	RESIDENTIAL	Basement Floor	12	CONCRETE
Grade	C	AVERAGE	Bsmt Garage	0	
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	
Roof Structure	1	GABLE		100	
Roof Cover	1	ASPHALT SH		0	
Interior Wall 1	1	DRYWALL		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate	152.75	
Interior Floor 2			RCN	256,585	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1994	
AC Type	03	FULL	Effective Year Built	2011	
Bedrooms	3		Depreciation Code	VG	
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %	10	
Total Rooms	6		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style	A	AVERAGE	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	90	
Extra Kitchen St	N	NONE	RCNLD	230,900	
FBM Sqft	623		Dep % Ovr		
FBM Quality	3		Dep Ovr Comment		
FIN ATC Sqft			Misc Imp Ovr		
FIN ATC Quality			Misc Imp Ovr Comment		
Fireplaces	0		Cost to Cure Ovr		
WS Flues	0		Cost to Cure Ovr Comment		

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	64	12.00	2002	70	0.00	GD	A	1.00	500
SOL	Solar Panels	EX	Extra Fea	B	1	0.00	2023	90	1.00	AV	A	0.00	0

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	660		34.65	22,869	
FFL	1ST FLOOR	660	660		173.25	114,346	
SFL	2ND FLOOR	660	660		173.25	114,346	
WDK	WOOD DECK	0	144		34.89	5,024	
Ttl Gross Liv / Lease Area		1,320	2,124			256,585	

