

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT								1006 EAST LONGMEADOW															
TRINCERI MATTHEW C 189 HAMPDEN RD EAST LONGMEADOW MA 01028 GIS ID F_391898_2846729		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed																				
						RESIDNTL.	101	201700	201,700																				
						RES LAND	101	131300	131,300																				
						RESIDNTL.	101	600	600																				
		DRAINAGE		VIEW	COMMUNITY																								
		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		333,600	333,600																		
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)																				
TRINCERI MATTHEW C TRINCERI MATTHEW HUMPHREY GEORGE A III,		21697	0124	05-26-2017	U	I	100	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed												
		16048	0359	07-14-2006	U	I	217,000		2024	101	151,800	2023	101	139,300	2022	101	124,500												
		05664	0195	08-07-1984	U	I	69,900			101	131,300		101	118,300		101	106,500												
										101	600		101	400		101	400												
									Total		283,700	Total		258,000	Total		231,400												
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								APPAISED VALUE SUMMARY																			
Nbhd		Nbhd Name		Tracing		Batch		Appraised BLDG. Value (Card)										201,700											
0001				101		MG		Appraised Xf (B) Value (Bldg)										0											
NOTES												Appraised Ob (B) Value (Bldg)										600							
												Appraised Land Value (Bldg)										131,300							
												Special Land Value										0							
												Total Appraised Parcel Value										333,600							
												Valuation Method										C							
												Adjustment																	
												Net Total Appraised Parcel Value										333,600							
												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			
												B-23-476 B-23-180 201102677 174	06-27-2023 03-16-2023 09-27-2011 01-01-1985	21 91 12 MN	SIDING INSULATION REROOF Manual Note	20,343 8,100 8,000	06-20-2024	100 0	08-16-2023	NVC PORCH	07-17-2019 04-06-2012 03-23-2006 01-27-2000 12-20-1999 07-07-1992 03-18-1992			334 317 311 247 247 131 131	2 15 2 14 2 14 13	MEASURED PERMIT VISIT MEASURED INSPECTED MEASURED INSPECTED MISSED APPT			
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	RA				30,328 SF	4.01	1.200	7	LAND	1.00	MG	1.00			0	TRF2	0.9	1.000	4.33	131,300							
Total Card Land Units							0.70	AC	Parcel Total Land Area: 0.70							Total Land Value							131,300						

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Central Vac	0	NO
Model	01	RESIDENTIAL	Basement Floor	12	CONCRETE
Grade	C	AVERAGE	Bsmt Garage	0	
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	Percentage
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	141.03	
Interior Floor 2			RCN	288,211	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1960	
AC Type	03	FULL	Effective Year Built	1991	
Bedrooms	3		Depreciation Code	GD	
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %	30	
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	70	
Extra Kitchen St	N	NONE	RCNLD	201,700	
FBM Sqft	294		Dep % Ovr		
FBM Quality	3		Dep Ovr Comment		
FIN ATC Sqft			Misc Imp Ovr		
FIN ATC Quality			Misc Imp Ovr Comment		
Fireplaces	1		Cost to Cure Ovr		
WS Flues			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	80	12.00	2015	60	0.00	AV	A	1.00	600

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,176		31.37	36,890
EFP	ENCL PORCH	0	156		78.49	12,244
FFL	1ST FLOOR	1,332	1,332		156.98	209,094
GAR	GARAGE	0	440		62.79	27,628
OPF	OPEN PORCH	0	48		16.35	785
WDK	WOOD DECK	0	48		32.70	1,570
Ttl Gross Liv / Lease Area		1,332	3,200			288,211

