

State Use 101
Print Date 11/18/2024 7:15:56 A

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																								
KOFKE EGGER SARAH ANN MOHAMED ABDULGHAFOOR SHEIK 18 EDMUND ST EAST LONGMEADOW MA 01028 GIS ID F_379318_2849801												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW																	
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	229300		229,300																			
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	110200		110,200																			
														4600		4,600																				
				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		344,100		344,100																				
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																				
KOFKE EGGER SARAH ANN GARVEY LAWRENCE R RICHARD MARK R + KATHLEEN JOYAL LOOMIS				24603	0576	06-22-2022	Q	I	315,000		00		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed															
				08215	0117	10-26-1992	U	I	113,900		1	2024	101	212,300	2023	101	195,400	2022	101	169,000																
				06981	0367	09-30-1988	U	I	125,000			101	110,200	101	100,200	101	91,000																			
				06733	0185	01-14-1988	U	I	90,000			101	4,600	101	4,100	101	4,100																			
				04507	0311	11-01-1977	U	I	0			Total	327,100	Total	299,700	Total	264,100																			
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) 229,300 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 4,600 Appraised Land Value (Bldg) 110,200 Special Land Value 0 Total Appraised Parcel Value 344,100 Valuation Method C Adjustment Net Total Appraised Parcel Value 344,100																								
Nbhd		Nbhd Name				Tracing				Batch																										
0001						101				MA																										
NOTES																																				
RECK B-23-754 6/2025																																				
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-23-754		10-04-2023		62		SOLAR		8,692		06-05-2024		0				RECK 6/25 - 17 PAN		06-05-2024						450		15		PERMIT VISIT								
B-23-124		02-23-2023		91		INSULATION		4,500				0						07-12-2019						334		2		MEASURED								
92		05-05-2004		4		ADDITION		90,000								SEE NOTES 12/04 I		03-29-2007						311		30		NOAH								
																		01-27-2006						311		14		INSPECTED								
																		01-27-2006						311		15		PERMIT VISIT								
																		01-19-2006						250		22		MAILER SENT								
																		12-12-2005						311		15		PERMIT VISIT								
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		RC				8,712	SF	12.65	1.000	5	LAND	1.00	MA	1.00					0		1.000	12.65	110,200											
Total Card Land Units																		0.20	AC	Parcel Total Land Area: 0.20										Total Land Value						110,200

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	15	OLD STYLE	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	3	MASONRY	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	2	PLASTER			0
Interior Wall 2	1	DRYWALL	COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate		101.92
Interior Floor 2	4	CARPET	RCN		327,524
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built		1930
AC Type	03	FULL	Effective Year Built		1991
Bedrooms	4		Depreciation Code		GD
Full Baths	2		Remodel Rating		04
Half Baths	0		Year Remodeled		2005
Extra Fixtures	2		Depreciation %		30
Total Rooms	8		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style	N	NONE	Cost Trend Factor		1
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition		70
Extra Kitchen St	N	NONE	RCNLD		229,300
FBM Sqft	615		Dep % Ovr		
FBM Quality	3		Dep Ovr Comment		
FIN ATC Sqft			Misc Imp Ovr		
FIN ATC Quality			Misc Imp Ovr Comment		
Fireplaces	2		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
03	GARAGE	OB	Outbuildi	L	240	32.00	1930	60	0.00	AV	A	1.00	4,600

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,231		23.76	29,245	
FFL	1ST FLOOR	1,231	1,231		118.88	146,346	
OFP	OPEN PORCH	0	240		11.89	2,853	
PAT	PATIO	0	180		5.94	1,070	
SFL	2ND FLOOR	1,231	1,231		118.88	146,346	
WDK	WOOD DECK	0	72		23.12	1,664	
Ttl Gross Liv / Lease Area		2,462	4,185			327,524	

