

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT														
RASCHILLA AMY F 12 RODERICK AVE EAST LONGMEADOW MA 01028 GIS ID F_375838_2855248 Mailed												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW							
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	143000		143,000									
												RES LAND		101	85300		85,300									
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	5000		5,000									
				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										233,300		233,300										
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)													
RASCHILLA AMY F RASCHILLA CHRISTOPHER A, CAVANAUGH,DONALD J III & SULLIVAN LINWOOD D +, SULLIVAN LINWOOD D + VELM				18991	0354	11-10-2011	U	I	1		1	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed						
				13302	0349	06-19-2003	U	I	139,900			2025	101	126,800	2024	101	105,600	2023	101	96,500						
				10419	0155	08-25-1998	U	I	99,900				101	85,300		101	85,300		101	77,600						
				09676	0600	11-06-1996	U	I	1		1A		101	5,000		101	5,200		101	4,500						
				08381	0390	04-09-1993	U	I	1		1A															
				Total										217,100		Total		196,100		Total		178,600				
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												APPRAISED VALUE SUMMARY										
Nbhd		Nbhd Name						Tracing			Batch															
0001								101			MF															
NOTES																										
</																										

Property Location 12 RODERICK AV
Vision ID 2427 Account # 2470

Map ID 2B/ 51/ 516/ /
Bldg # 1

Bldg Name
Sec # 1 of 1

Card # 1 of 1

State Use 101
Print Date 11/19/2025 1:09:36 P

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	2	CONC BLOCK	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			COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate		141.44
Interior Floor 2	3	HARDWOOD	RCN		226,953
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	5	STEAM	Year Built		1925
AC Type	01	NONE	Effective Year Built		1988
Bedrooms	3		Depreciation Code		AG
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		37
Total Rooms	6		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style	N	NONE	Cost Trend Factor		1
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition		63
Extra Kitchen St	N	NONE	RCNLD		143,000
FBM Sqft			Dep % Ovr		
FBM Quality			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
03	GARAGE	OB	Outbuildi	L	308	32.00	1940	50	0.00	FR	F	0.90	4,400
19	PATIO			L	169	8.00	1970	50	0.00	FR	F	0.90	600

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	624		30.41	18,976	
EFB	ENCL PORCH	0	216		75.90	16,395	
FFL	1ST FLOOR	638	638		151.81	96,854	
SFL	2ND FLOOR	624	624		151.81	94,728	
Ttl Gross Liv / Lease Area		1,262	2,102			226,953	

