

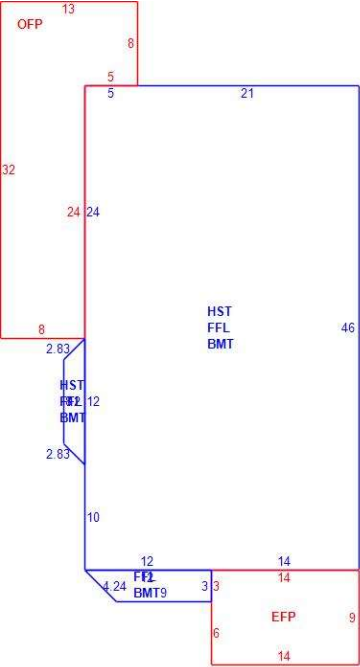
State Use 013
Print Date 11/20/2025 9:04:39 A

CURRENT OWNER				TOPO TYPE			UTILITY		STREET		LOCATION		CURRENT ASSESSMENT													
GRAZIANO JEAN A LE 280 ELM ST EAST LONGMEADOW MA 01028 GIS ID F_382334_2855717												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW							
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.	013	114700		114,700										
												RES LAND	013	137300		137,300										
				DRAINAGE				VIEW		COMMUNITY		RESIDENTL.	013	7250		7,250										
												COMMERC.	031	449800		449,800										
Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed				SUPPLEMENTAL DATA						COMM LAND		031	137300		137,300											
				Received NIA Field 8 Field 9 Field 10 Assoc Pid#						COMMERC.		031	258650		258,650											
										Total						1,105,000			1,105,000							
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)										
GRAZIANO JEAN A LE GRAZIANO S MICHAEL +,				16537 05635		0423 0456		02-12-2007		U U		I I		1 95,000		1A		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
								06-20-1984		U		I						2025	013	103,700	2024	013	95,850	2023	013	88,000
																			013	137,300		013	137,300		013	124,900
																			013	7,250		013	7,250		013	6,250
																			031	404,600		031	381,350		031	348,400
																Total	1,037,900	Total	1,006,800	Total	931,400					
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																										
ASSESSING NEIGHBORHOOD																										
Nbhd			Nbhd Name				Tracing				Batch				Appraised BLDG. Value (Card) 229,400 Appraised Xf (B) Value (Bldg) 2,600 Appraised Ob (B) Value (Bldg) 265,900 Appraised Land Value (Bldg) 274,600 Special Land Value 0 Total Appraised Parcel Value 1,105,000 Valuation Method C Adjustment Net Total Appraised Parcel Value 1,105,000											
0001							031				MA															
NOTES																										
GRAZIANO GREENHOUSES HSE COMPLETELY UPDATED																										
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					
201203449	11-15-2012	GEN	GENERATOR		5,000					NVC						07-12-2019			334	2	MEASURED					
208	07-09-2010	12	REROOF		9,500											105	15	PERMIT VISIT								
272	11-30-1998	4	ADDITION		146,500					GREENHOUSE DEMOLITION						04-13-2011			317	3	MEAS+INSPCTD					
247	09-01-1992	MN	Manual Note		100,000											317	2	MEASURED								
163	06-01-1992	MN	Manual Note		1,500					EFP REPAIR SIGN						12-07-2010			317	15	PERMIT VISIT					
158	07-01-1990	MN	Manual Note		8,000											200	15	PERMIT VISIT								
107	05-01-1990	MN	Manual Note		250											200	3	MEAS+INSPCTD								
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	013	RES/COM	RA				80,063	SF	3.12	1.100	C	LAND	1.00	CA	1.00			0		1.000	3.43	274,600				
Total Card Land Units							1.84	AC	Parcel Total Land Area: 1.84							Total Land Value							274,600			

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	02	BUNGALOW	Central Vac	0	NO
Model	01	RESIDENTIAL	Basement Floor		
Grade	C+	AVG. (+)	Bsmt Garage		
Stories	1.50	1 1/2 STORIES	Units		
Foundation	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	5	ASBESTOS	Code	Description	
Exterior Wall 2			013	RES/COM	
Roof Structure	1	GABLE	031	MixComRes	
Roof Cover	1	ASPHALT SH		50	
Interior Wall 1	2	PLASTER		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate	126.38	
Interior Floor 2			RCN	327,773	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1920	
AC Type	01	NONE	Effective Year Built	1995	
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	G	GOOD	External Obsol		
Half Bath Style	G	GOOD	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens			Overall % Condition	70	
Extra Kitchen St			RCNLD	229,400	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
FIN ATC Sqft			Misc Imp Ovr		
FIN ATC Quality			Misc Imp Ovr Comment		
Fireplaces			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
03	GARAGE	OB	Outbuildi	L	690	32.00	1950	60	0.00	AV	A	1.00	13,200
02	SHED/FR			L	176	12.00	1960	60	0.00	AV	A	1.00	1,300
GEN	GENERATO			B	1	0.00	1988	70	1.00	AV	A	1.00	0

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,248		29.86	37,264	
EFP	ENCL PORCH	0	126		74.53	9,390	
FFL	1ST FLOOR	1,248	1,248		149.06	186,021	
HST	HALF STORY	608	1,216		74.53	90,626	
OFF	OPEN PORCH	0	296		15.11	4,472	
Ttl Gross Liv / Lease Area		1,856	4,134			327,773	



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CURRENT OWNER				TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT								1006 EAST LONGMEADOW, MA VISION							
GRAZIANO JEAN A LE 280 ELM ST EAST LONGMEADOW MA 01028						1	TYPCL					Description		Code	Appraised		Assessed										
												RESIDENTL.	013	114,700		114,700											
												RES LAND	013	137,300		137,300											
SUPPLEMENTAL DATA											RESIDENTL.		013	7,250		7,250											
Alt Prcl ID						Received NIA Field 8 Field 9 Field 10					COMMERC.		031	449,800		449,800											
SP Permit											COMM LAND		031	137,300		137,300											
Chapter La											COMMERC.		031	258,650		258,650											
OC Dates																											
In+Ex FY																											
Mailed																											
GIS ID F_382334_2855717						Assoc Pid#					Total		1,105,000		1,105,000												
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)											
GRAZIANO JEAN A LE GRAZIANO S MICHAEL +,				16537 05635		0423 0456		02-12-2007		U U		I I		1 95,000		1A		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
																2025	013	103,700	2024	013	95,850	2023	013	88,000			
																	013	137,300		013	137,300		013	124,900			
																	013	7,250		013	7,250		013	6,250			
																	031	404,600		031	381,350		031	348,400			
EXEMPTIONS											OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor											
Year	Code	Description			Amount		Code	Description			Number	Amount		Comm Int													
Total				0.00																							
ASSESSING NEIGHBORHOOD																											
Nbhd			Nbhd Name			B			Tracing			Batch															
0001									031			MA															
NOTES																											
GRAZIANO GREENHOUSES HSE COMPLETELY UPDATED																	Appraised Bldg. Value (Card)								332,500		
																	Appraised Xf (B) Value (Bldg)								2,600		
																	Appraised Ob (B) Value (Bldg)								265,900		
																	Appraised Land Value (Bldg)								274,600		
																	Special Land Value								0		
																	Total Appraised Parcel Value								1,105,000		
																	Valuation Method								C		
																	Total Appraised Parcel Value								1,105,000		
BUILDING PERMIT RECORD																	VISIT / CHANGE HISTORY										
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments									Date	Id	Type	Is	Cd	Purpose/Result					
																	07-12-2019	334		1	3	MEAS+INSPECTD					
LAND LINE VALUATION SECTION																											
B	Use Code	Description	Zone	Land Type	Land Units	Unit Price	I. Factor	Site Index	Cond.	Nbhd.	Nhbd Adj	Notes			Location Adjustment		Adj Unit Pric	Land Value									
2	031	MixComRes	RA	SITE	0 SF	0.00	1.00000	5	1.00	MA	1.000						0	0	0								
Total Card Land Units					0.00	AC	Parcel Total Land Area: 1.84										Total Land Value					274,600					

CONSTRUCTION DETAIL						CONSTRUCTION DETAIL (CONTINUED)					
Element		Cd	Description			Element		Cd	Description		
Style:		78	STORE								
Model		94	COMMERCIAL								
Grade		B-	GOOD (-)								
Stories		1.50	1 1/2 STORIES								
Occupancy		1.00				MIXED USE					
Exterior Wall 1		26	WOOD			Code		Description		Percentage	
Exterior Wall 2		6	STUCCO			031		MixComRes		100	
Roof Structure		1	GABLE							0	
Roof Cover		1	ASPHALT SH							0	
Interior Wall 1		1	DRYWALL			COST / MARKET VALUATION					
Interior Wall 2						RCN				369,413	
Interior Floor 1		12	CONCRETE								
Interior Floor 2		6	CERAMIC TL								
Heating Fuel		2	GAS								
Heating Type		1	FORCED H/A			Year Built				1987	
AC Percent		0				Effective Year Built				2015	
FBM Sqft						Depreciation Code				EX	
Bldg Use		031	MixComRes			Remodel Rating					
Total Rooms		0				Year Remodeled					
Bedrooms		0				Depreciation %		10			
Full Baths		0				Functional Obsol					
Half Baths		1				External Obsol					
Extra Fixtures		1				Trend Factor		1			
#Heat Sys		1				Condition					
Frame		1	WOOD			Condition %					
Bath Style		A	AVERAGE			Percent Good		90			
Foundation		6	SLAB			Cns Sect Rcncld		332,500			
Partitions		T	TYPICAL			Dep % Ovr					
Wall Height		12.00				Dep Ovr Comment					
FBM Quality						Misc Imp Ovr					
Overhead Door						Misc Imp Ovr Comment					
Kitchens		0				Cost to Cure Ovr					
						Cost to Cure Ovr Comment					
OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)											
Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Good	Grade	Grade Adj	Appr. Value	
45	GAR,HI	L	3,192	36.00	1985	GD	70	G	1.25	100,500	
83	SIGN	L	10	28.75	1990	GD	70	A	1.00	200	
25	GRNHSE-G	L	9,120	23.00	1992	AV	60	A	1.00	125,900	
77	LITE-SIN	L	3	690.00	1999	GD	70	A	1.00	1,400	
86	CONC PAV	L	7,000	2.30	1999	GD	70	E	1.75	19,700	
88	FENCE-6	L	250	12.00	1990	GD	70	A	1.00	2,100	
81	COOLER	B	64	46.00	2010	AV	90	A	1.00	2,600	
77	LITE-SIN	L	5	690.00	1987	FR	50	F	0.90	1,600	
GEN	GENERATOR	B		0.00	2019	AV	90	A	1.00	0	
BUILDING SUB-AREA SUMMARY SECTION											
Code	Description				Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value		
BMT	BASEMENT				0	895		17.93	16,050		
FFL	1ST FLOOR				3,393	3,393		89.66	304,228		
HST	HALF STORY				538	1,075		44.87	48,239		
UCN	UNFIN CAN				0	194		4.62	897		
Ttl Gross Liv / Lease Area					3,931	5,557			369,414		