

State Use 101
Print Date 11/17/2025 8:54:24 A

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																							
KUZMENKO VYACHESLAV 14 BIRCH AV EAST LONGMEADOW MA 01028 GIS ID F_377721_2853572												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW															
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101		395900		395,900																	
												RES LAND		101		112000		112,000																	
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101		2300		2,300																	
				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		510,200		510,200																			
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																			
KUZMENKO VYACHESLAV ABRAMOVICH,YANA KYZMENKO,VYACHESLAV KOULIK,LEONID P MASTRONARDI RICHARD A,				15875 0065		05-04-2006		U		V		100		1A		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed			
				15396 0208		10-06-2005		U		V		100		1A		2025		101		369,900		2024		101		341,500		2023		101		313,100			
				13000 0010		03-06-2003		U		V		35,000						101		112,000				101		112,000				101		101,800			
				12910 0534		01-29-2003		U		V		21,000		1				101		2,300				101		2,300				101		1,400			
				10855 0124		07-21-1999		U		V		6,500		1																					
																Total		484,200		Total		455,800		Total		416,300									
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																							
0001								101				MA																							
NOTES																																			
																		APPROAISED VALUE SUMMARY																	
																		Appraised BLDG. Value (Card)														395,900			
																		Appraised Xf (B) Value (Bldg)														0			
																		Appraised Ob (B) Value (Bldg)														2,300			
																		Appraised Land Value (Bldg)														112,000			
																		Special Land Value														0			
																		Total Appraised Parcel Value														510,200			
Valuation Method														C																					
Adjustment																																			
Net Total Appraised Parcel Value														510,200																					
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							
224		07-13-2005		2		DWELLING		120,000								OC 11/16/2006		03-12-2024						334		2		MEASURED							
																		03-26-2018						333		2		MEASURED							
																		12-21-2006						311		15		PERMIT VISIT							
																		06-21-2006						250		22		MAILER SENT							
																		12-08-2005						311		15		PERMIT VISIT							
																		06-30-2004						328		16		FIELDREV CHG							
																		06-26-1980						500		14		INSPECTED							
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				12,278	SF	9.12	1.000	5	LAND	1.00	MA	1.00				0			1.000	9.12	112,000										
Total Card Land Units								0.28		AC		Parcel Total Land Area: 0.28						Total Land Value								112,000									

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	B-	GOOD (-)	Bsmt Garage		
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2	8	BRICK VENR	101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		137.35
Interior Floor 1	3	HARDWOOD	RCN		439,863
Interior Floor 2	4	CARPET	Net Other Adj		
Heat Fuel	2	GAS	Year Built		2005
Heat Type	1	FORCED H/A	Effective Year Built		2015
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	3		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		10
Extra Fixtures	0		Functional Obsol		
Total Rooms	6		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor		1
Half Bath Style	G	GOOD	Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition		90
Extra Kitchens	0		RCNLD		395,900
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
FIN ATC Sqft			Misc Imp Ovr Comment		
FIN ATC Quality			Cost to Cure Ovr		
Fireplaces	0		Cost to Cure Ovr Comment		
WS Flues					

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
22	WOOD DK			L	256	15.00	2007	60	0.00	AV	A	1.00	2,300

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,144		34.61	39,595
CFL	CATHEDRAL CE	320	320		178.31	57,058
FFL	1ST FLOOR	824	824		172.90	142,471
GAR	GARAGE	0	480		69.16	33,197
HST	HALF STORY	240	480		86.45	41,497
OPF	OPEN PORCH	0	16		21.61	346
SFL	2ND FLOOR	727	727		172.90	125,700
Totl Gross Liv / Lease Area		2,111	3,991			439,863

