

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																						
MANNERS DOUGLAS B 215 PLEASANT ST EAST LONGMEADOW MA 01028												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW															
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	307200		307,200																	
												RES LAND		101	108100		108,100																	
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	1500		1,500																	
				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#																										
GIS ID F_384153_2852381												Total 416,800 416,800																						
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																		
MANNERS DOUGLAS B MANNERS DOUGLAS B,				10698 05838		0417 0183		03-25-1999		U U		I I		1 95,000		1A		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed								
																		2025	101	279,200	2024	101	261,500	2023	101	243,300								
																					101	108,100		101	108,100		101	97,400						
																					101	1,500		101	1,500		101	1,000						
				Total												388,800		Total		371,100		Total		341,700										
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																																		
														APPRAISED VALUE SUMMARY																				
														Appraised BLDG. Value (Card)										307,200										
														Appraised Xf (B) Value (Bldg)										0										
														Appraised Ob (B) Value (Bldg)										1,500										
														Appraised Land Value (Bldg)										108,100										
														Special Land Value										0										
														Total Appraised Parcel Value										416,800										
														Valuation Method										C										
														Adjustment																				
														Net Total Appraised Parcel Value										416,800										
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-23-262		04-13-2023		25	WINDOWS		8,423		06-30-2023		100		06-30-2023		REPLC 2 WINDOW		06-06-2019					400	15	PERMIT VISIT										
201803078		10-31-2018		62	SOLAR		28,836		06-06-2019		100		01-03-2019				04-05-2018					333	2	MEASURED										
154		07-20-2009		7	REMODEL		41,000								KITCHEN		12-11-2009					317	15	PERMIT VISIT										
121		05-01-1992		MN	Manual Note		1,500								DECK		11-26-2002					274	3	MEAS+INSPCTD										
110		06-01-1991		MN	Manual Note		2,700								POOL		03-02-1993					131	15	PERMIT VISIT										
82		01-01-1984		MN	Manual Note												03-09-1992					170	3	MEAS+INSPCTD										
																	02-28-1985					500	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		RA				28,000	SF	4.29	1.000	5	LAND	1.00	MA	1.00					0	TRF2	0.9	1.000	3.86	108,100								
Total Card Land Units																		0.64	AC	Parcel Total Land Area: 0.64				Total Land Value										108,100

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Central Vac	0	NO
Model	01	RESIDENTIAL	Basement Floor	12	CONCRETE
Grade	C+	AVG. (+)	Bsmt Garage		
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			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	8	PLYWD PANL	Adj Base Rate	147.00	
Interior Floor 1	4	CARPET	RCN	398,968	
Interior Floor 2			Net Other Adj		
Heat Fuel	2	GAS	Year Built	1984	
Heat Type	1	FORCED H/A	Effective Year Built	2002	
AC Type	03	FULL	Depreciation Code	GD	
Bedrooms	3		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %	23	
Extra Fixtures	2		Functional Obsol		
Total Rooms	7		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor	1	
Half Bath Style	A	AVERAGE	Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition	77	
Extra Kitchens	0		RCNLD	307,200	
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	1		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
19	PATIO			L	260	8.00	1995	70	0.00	GD	A	1.00	1,500
SOL	Solar Panels	EX	Extra Fea	B		0.00	2018	77	1.00			0.00	0

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,029		35.61	36,642
EFP	ENCL PORCH	0	27		92.23	2,490
FFL	1ST FLOOR	1,029	1,029		177.87	183,031
GAR	GARAGE	0	528		71.08	37,531
OPF	OPEN PORCH	0	108		18.12	1,957
TQS	3/4 STORY	772	1,029		133.45	137,318
Ttl Gross Liv / Lease Area		1,801	3,750			398,968

