

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																							
COTE NATHAN D COTE MELANIE A 45 HIGHLANDVIEW AV EAST LONGMEADOW MA 01028												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW																
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	214700		214,700																		
												RES LAND		101	114700		114,700																		
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	13800		13,800																		
				SUPPLEMENTAL DATA																															
				Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY				Received NIA Field 8 Field 9 Field 10																											
GIS ID F_377936_2852997				Mailed				Assoc Pid#				Total		343,200		343,200																			
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																			
COTE NATHAN D LANGONE MICHELE R , LANGONE MICHELE R LIFE ESTATE ,LANG LANGONE MICHELE R, LANGONE FRANK,				19606		0407		12-21-2012		U		I		165,000		1		Year		Code		Assessed		Year		Code		Assessed							
				19263		0058		05-17-2012		U		I		100		1F		2025		101		200,100		2024		101		184,600		2023		101		169,100	
				18544		0135		11-09-2010		U		I		1		1A				101		114,700		101		114,700		101		104,200					
				18497		0184		10-05-2010		U		I		1		1A				101		13,800		101		13,800		101		11,700					
				08404		0394		05-03-1993		U		I		1		1		Total		328,600		Total		313,100		Total		285,000							
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																																			
PL 276 PG 31 INCREASE TO 18000 SQFT																																			

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	AVERAGE	Bsmt Garage		
Stories	1.50	1 1/2 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	7	BRICK	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	2	PLASTER	Adj Base Rate		150.29
Interior Floor 1	3	HARDWOOD	RCN		340,770
Interior Floor 2	4	CARPET	Net Other Adj		
Heat Fuel	1	OIL	Year Built		1948
Heat Type	3	FORCED H/W	Effective Year Built		1988
AC Type	01	NONE	Depreciation Code		AG
Bedrooms	4		Remodel Rating		
Full Baths	1		Year Remodeled		
Half Baths	0		Depreciation %		37
Extra Fixtures	0		Functional Obsol		
Total Rooms	7		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		63
Extra Kitchens	0		RCNLD		214,700
Extra Kitchen St			Dep % Ovr		
FBM Sqft	670		Dep Ovr Comment		
FBM Quality	1		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	1				

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	506	32.00	1958	60	0.00	AV	G	1.25	12,100
02	SHED/FR			L	200	12.00	2004	70	0.00	GD	A	1.00	1,700

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,340		32.58	43,655	
EFB	ENCL PORCH	0	192		81.45	15,638	
FFL	1ST FLOOR	1,148	1,148		162.89	187,000	
HST	HALF STORY	574	1,148		81.45	93,500	
PAT	PATIO	0	117		8.35	977	
Ttl Gross Liv / Lease Area		1,722	3,945			340,770	

