

State Use 101
Print Date 11/20/2025 10:57:05

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT								1006 EAST LONGMEADOW											
ZGURO MICHAEL P TR ZGURO PATRICIA M TR 17 ST JOSEPH DR EAST LONGMEADOW MA 01028 GIS ID F_384562_2847585				TOPO WET		EASEMENT		TRAFFIC		CORNER		Description		Code	Appraised		Assessed														
												RESIDNTL.		101	170700		170,700														
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	113100		113,100														
												RESIDNTL.		101	500		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#						Total		284,300		284,300													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)															
ZGURO MICHAEL P TR ZGURO MICHAEL P OLIVERI RONALD J TR OLIVERI ENRICO J				24641 0160		07-15-2022		U		I		1 1A				Year		Code	Assessed	Year	Code	Assessed	Year	Code	Assessed						
				22258 0321		07-10-2018		Q		I		210,000 00				2025		101	155,000	2024	101	143,200	2023	101	131,500						
				21782 0105		07-27-2017		U		I		100 1A						101	113,100		101	113,100		101	102,900						
				02893 0009		07-26-1962		U		I		0						101	500		101	500		101	300						
														Total		268,600		Total		256,800		Total		234,700							
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																APPRaised VALUE SUMMARY Appraised BLDG. Value (Card) 170,700 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 500 Appraised Land Value (Bldg) 113,100 Special Land Value 0 Total Appraised Parcel Value 284,300 Valuation Method C Adjustment Net Total Appraised Parcel Value 284,300															
Nbhd			Nbhd Name			Tracing			Batch																						
0001						101			MA																						
NOTES																															
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							
201802554 292		08-09-2018 12-08-1999		91 12	INSULATION REROOF		5,300 2,700				0				NVC		07-10-2019 07-05-2019 12-02-2011 11-21-2011 11-07-2002 10-31-2002 10-31-2002					AO 334 317 316 274 250 274	6 2 14 2 14 22	INFO BY PHON MEASURED INSPECTED MEASURED INSPECTED MAILER SENT MEASURED							
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				15,000 SF		7.54	1.000	5	LAND	1.00	MA	1.00				0			1.000	7.54	113,100						
Total Card Land Units								0.34		AC	Parcel Total Land Area: 0.34								Total Land Value								113,100				

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd	Description	Element	Cd	Description	
Style	19	RANCH	Central Vac	0	NO	
Model	01	RESIDENTIAL	Basement Floor	4	CARPET	
Grade	C	AVERAGE	Bsmt Garage			
Stories	1.00	1 STORY	Units	1		
Foundation	1	CONCRETE	MIXED USE			
Exterior Wall 1	1	WOOD SHING	Code	Description		Percentage
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			Adj Base Rate		172.71	
Interior Floor 1	3	HARDWOOD	RCN		270,917	
Interior Floor 2			Net Other Adj			
Heat Fuel	2	GAS	Year Built		1955	
Heat Type	3	FORCED H/W	Effective Year Built		1988	
AC Type	01	NONE	Depreciation Code		AG	
Bedrooms	3		Remodel Rating			
Full Baths	1		Year Remodeled			
Half Baths	0		Depreciation %		37	
Extra Fixtures	0		Functional Obsol			
Total Rooms	5		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		170,700	
Extra Kitchen St			Dep % Ovr			
FBM Sqft	703		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						

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
02	SHED/FR			L	63	12.00	1990	60	0.00	AV	A	1.00	500

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,004		38.11	38,267
EFB	ENCL PORCH	0	160		95.19	15,231
FFL	1ST FLOOR	1,004	1,004		190.38	191,146
GAR	GARAGE	0	345		76.15	26,273
Ttl Gross Liv / Lease Area		1,004	2,513			270,917

