

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																					
FRANKLIN DANIEL M + KRISTEN M 25 CROSS MEADOW RD EAST LONGMEADOW MA 01028 GIS ID F_389374_2851969												Description RESIDNTL. RES LAND		Code 101 101		Appraised 401200 149300		Assessed 401,200 149,300		1006 EAST LONGMEADOW													
				TOPO WET		EASEMENT		TRAFFIC		CORNER																							
				DRAINAGE				VIEW		COMMUNITY																							
				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		550,500		550,500																	
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																	
FRANKLIN DANIEL M + KRISTEN M FERRERO DANIEL J + LINDA B TR FERRERO LOUIS J , MALINSKI JOHN P + LORI S				20441 0074 19328 0383 08876 0072 05809 0573		09-26-2014 06-29-2012 06-30-1994 05-09-1985		Q U U U		I I I I		315,000 310,000 199,000 27,900		00 00		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed	
																2025		101		363,500		2024		101		335,200		2023		101		310,800	
																		101		149,300				101		149,300				101		135,000	
																Total				512,800		Total				484,500		Total				445,800	
EXEMPTIONS						OTHER ASSESSMENTS										This signature acknowledges a visit by a Data Collector or Assessor																	
Year		Code		Description		Amount		Code		Description		YEAR		Amount		Comm Int																	
														</																			

CONSTRUCTION DETAIL						CONSTRUCTION DETAIL (CONTINUED)							
Element	Cd	Description	Element	Cd	Description								
Style	19	RANCH	Central Vac	0	NO								
Model	01	RESIDENTIAL	Basement Floor	12	CONCRETE								
Grade	B-	GOOD (-)	Bsmt Garage										
Stories	1.00	1 STORY	Units	1									
Foundation	1	CONCRETE	MIXED USE										
Exterior Wall 1	4	VINYL	Code	Description									
Exterior Wall 2	8	BRICK VENR	101	ONE FAM									
Roof Structure	1	GABLE		100									
Roof Cover	1	ASPHALT SH		0									
Interior Wall 1	1	DRYWALL		0									
Interior Wall 2			COST / MARKET VALUATION										
Interior Floor 1	4	CARPET	Adj Base Rate	135.66									
Interior Floor 2			RCN	507,825									
Heat Fuel	1	OIL	Net Other Adj										
Heat Type	1	FORCED H/A	Year Built	1987									
AC Type	03	FULL	Effective Year Built	2004									
Bedrooms	3		Depreciation Code	GD									
Full Baths	2		Remodel Rating										
Half Baths	1		Year Remodeled										
Extra Fixtures	0		Depreciation %	21									
Total Rooms	7		Functional Obsol										
Bath Style	A	AVERAGE	External Obsol										
Half Bath Style	A	AVERAGE	Cost Trend Factor	1									
Kitchens	1		Condition										
Kitchen Style	A	AVERAGE	% Complete										
Extra Kitchens	0		Overall % Condition	79									
FBM Sqft			RCNLD	401,200									
FBM Quality			Dep % Ovr										
FIN ATC Sqft			Dep Ovr Comment										
FIN ATC Quality			Misc Imp Ovr										
Fireplaces	1		Misc Imp Ovr Comment										
WS Flues			Cost to Cure Ovr										
			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
BUILDING SUB-AREA SUMMARY SECTION													
Subarea	Description					Living	Gross	Eff Area	Unit Cost	Undeprec Value			
BMT	BASEMENT					0	2,239		33.65	75,333			
EFP	ENCL PORCH					0	224		84.08	18,833			
FFL	1ST FLOOR					2,239	2,239		168.15	376,497			
GAR	GARAGE					0	528		67.20	35,480			
OFF	OPEN PORCH					0	95		17.70	1,682			
Ttl Gross Liv / Lease Area						2,239	5,325			507,825			



