

State Use 101
Print Date 11-21-2025 10:31:52

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
MANNING JENNIFER M 404 PARKER ST EAST LONGMEADOW MA 01028 GIS ID F_389682_2850740												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW										
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	256500		256,500												
												RES LAND		101	142400		142,400												
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	20300		20,300												
				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		419,200		419,200													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
MANNING JENNIFER M GOGUEN KERRY S GOGUEN DONALD + BEVERLY J,				26088 0457		10-29-2025		Q		I		460,000		00		Year		Code	Assessed	Year	Code	Assessed	Year	Code	Assessed				
				17611 0506		01-12-2009		U		I		100		1A		2025		101	232,500	2024	101	214,500	2023	101	196,500				
				03029 0180		05-19-1964		U		I		0						101	142,400		101	142,400		101	130,400				
																		101	20,300		101	20,300		101	15,900				
																Total		395,200		Total		377,200		Total		342,800			
EXEMPTIONS								OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor																	
Year	Code	Description		Amount		Code	Description		YEAR	Amount														Comm Int					
Total																													
ASSESSING NEIGHBORHOOD																													
Nbhd		Nbhd Name				Tracing		Batch						APPROAISED VALUE SUMMARY															
0001						101		MG						Appraised BLDG. Value (Card)				256,500											
														Appraised Xf (B) Value (Bldg)				0											
														Appraised Ob (B) Value (Bldg)				20,300											
														Appraised Land Value (Bldg)				142,400											
														Special Land Value				0											
														Total Appraised Parcel Value				419,200											
														Valuation Method				C											
														Adjustment															
														Net Total Appraised Parcel Value				419,200											
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	
201402439		09-08-2014		12		REROOF		11,850		04-06-2015		100		04-06-2015		NVC		04-06-2015						317		15		PERMIT VISIT	
201400013		01-06-2014		91		INSULATION		4,600				100		05-01-2014				01-28-2009						317		15		PERMIT VISIT	
373		11-20-2008		12		REROOF		6,000										11-02-2007						317		3		MEAS+INSPCTD	
291		09-01-1986		MN		Manual Note		10,000								ADDITION		08-10-2000						247		3		MEAS+INSPCTD	
292		01-01-1985		MN		Manual Note										M/K		03-05-1992						170		3		MEAS+INSPCTD	
																		04-19-1990						131		15		PERMIT VISIT	
																		03-16-1988						130		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				40,000		SF		3.12	1.200	7	LAND	1.00	MG	1.00				0	TRF1	0.9	1.000	3.37		134,800	
1	101	ONE FAM		RA				1.080		AC		7,000.00	1.000	0		1.00	MG	1.00				0			1.000	7,000		7,600	
Total Card Land Units								2.00		AC		Parcel Total Land Area: 2.00								Total Land Value								142,400	

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	C	AVERAGE	Bsmt Garage		
Stories	1.00	1 STORY	Units	1	
Foundation	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	8	BRICK VENR	Code	Description	
Exterior Wall 2	4	VINYL	101	ONE FAM	Percentage
Roof Structure	1	GABLE			100
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER			0
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate	145.35	
Interior Floor 2	2	SOFTWOOD	RCN	366,375	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1949	
AC Type	01	NONE	Effective Year Built	1995	
Bedrooms	3		Depreciation Code	GD	
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %	30	
Total Rooms	6		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	70	
Extra Kitchen St			RCNLD	256,500	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
FIN ATC Sqft			Misc Imp Ovr		
FIN ATC Quality			Misc Imp Ovr Comment		
Fireplaces	2		Cost to Cure Ovr		
WS Flues			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
19	PATIO			L	768	8.00	1969	60	0.00	AV	A	1.00	3,700
31	BARN			L	1,34	20.00	1981	60	0.00	AV	A	1.00	16,100
02	SHED/FR			L	60	12.00	2003	70	0.00	GD	A	1.00	500

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	960		31.48	30,216	
CFL	CATHEDRAL CE	414	414		161.94	67,043	
EFP	ENCL PORCH	0	442		78.69	34,780	
FFL	1ST FLOOR	1,259	1,259		157.38	198,138	
GAR	GARAGE	0	475		62.95	29,902	
OPF	OPEN PORCH	0	180		15.74	2,833	
WDK	WOOD DECK	0	112		30.91	3,462	
Ttl Gross Liv / Lease Area		1,673	3,842			366,375	

