

State Use 101
Print Date 11/22/2025 8:58:18 A

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																
BENT CHRISTINA R 306 PARKER ST EAST LONGMEADOW MA 01028 GIS ID F_390918_2849407												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW									
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101	107300		107,300											
												RES LAND		101	135300		135,300											
				DRAINAGE				VIEW		COMMUNITY		RESIDENTL.		101	7700		7,700											
				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		250,300		250,300												
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)															
BENT CHRISTINA R				05696 0495		10-10-1984		U	I	60,500			Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed							
													2025	101	97,100	2024	101	89,800	2023	101	82,500							
														101	135,300		101	135,400		101	123,400							
														101	7,700		101	7,700		101	6,800							
												Total		240,100		Total		232,900		Total		212,700						
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) 107,300 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 7,700 Appraised Land Value (Bldg) 135,300 Special Land Value 0 Total Appraised Parcel Value 250,300 Valuation Method C Adjustment Net Total Appraised Parcel Value 250,300																
Nbhd			Nbhd Name						Tracing															Batch				
0001									101															MG				
NOTES																												
FY25 PLAN 399-129 SPLIT OFF 216.6 SF TO 75-3-9																												
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					
262		08-08-2005		12	REROOF		4,150							NVC		06-06-2018					333	2	MEASURED					
																07-13-2006					311	14	INSPECTED					
																06-22-2006					311	2	MEASURED					
																01-30-2006					311	15	PERMIT VISIT					
																02-22-2000					247	14	INSPECTED					
																01-03-2000					247	2	MEASURED					
																04-06-1992					131	13	MISSED APPT					
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		RAA				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		RAA				0.077	AC	7,000.00	1.000	0		1.00	MG	1.00			0			1.000	7,000	500				
Total Card Land Units								1.00	AC	Parcel Total Land Area:			1.00											Total Land Value			135,300	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	02	BUNGALOW	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	3	ALUMINUM	Code	Description	
Exterior Wall 2			101	ONE FAM	
Roof Structure	1	GABLE		100	
Roof Cover	1	ASPHALT SH		0	
Interior Wall 1	8	PLYWD PANL		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate	163.19	
Interior Floor 2			RCN	188,318	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1940	
AC Type	01	NONE	Effective Year Built	1982	
Bedrooms	2		Depreciation Code	AV	
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %	43	
Total Rooms	4		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	57	
Extra Kitchen St			RCNLD	107,300	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
FIN ATC Sqft			Misc Imp Ovr		
FIN ATC Quality			Misc Imp Ovr Comment		
Fireplaces	0		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
03	GARAGE	OB	Outbuildi	L	480	32.00	1950	50	0.00	FR	A	1.00	7,700

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	576		35.50	20,450	
EFP	ENCL PORCH	0	312		88.91	27,741	
FFL	1ST FLOOR	768	768		177.83	136,571	
OFF	OPEN PORCH	0	200		17.78	3,557	
Ttl Gross Liv / Lease Area		768	1,856			188,318	

