

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT														
GIORDANO JOSEPH F GIORDANO SHARON A 10 FERNWOOD DR EAST LONGMEADOW MA 01028												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW							
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	405700		405,700									
												RES LAND		101	129900		129,900									
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	2000		2,000									
				SUPPLEMENTAL DATA																						
				Alt Prcl ID SP Permit Chapter Land OC Dates 10/19/2012 In+Ex FY Mailed						Received NIA Field 8 Field 9 Field 10 Assoc Pid#																
GIS ID F_390504_2849734										Total						537,600		537,600								
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)										
GIORDANO JOSEPH F TORCIA MICHAEL A, SCIBELLI SALVATORE A, AGNOLI JOHN L, AGNOLI JOHN HEIRS + DEVISEES +,				19591	0490	12-13-2012	U	I			342,500	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed					
				18768	0382	05-11-2011	U	V			50,000	1	2025	101	379,600	2024	101	354,900	2023	101	326,200					
				18399	0315	08-03-2010	U	V			30,000	1T		101	129,900		101	129,900		101	117,200					
				10677	0154	03-08-1999	U	I			1	1A		101	2,000		101	2,000		101	1,300					
				03178	0691	04-11-1966	U	I			0		Total		511,500	Total		486,800	Total		444,700					
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																										
Nbhd		Nbhd Name			Tracing			Batch																		
0001					101			MG																		
NOTES																										
FY2012 SUB 1077 LOT B - BOOK PLAN 358 P126												Appraised BLDG. Value (Card) 405,700 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 2,000 Appraised Land Value (Bldg) 129,900 Special Land Value 0 Total Appraised Parcel Value 537,600 Valuation Method C Adjustment Net Total Appraised Parcel Value 537,600														
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			
201301431 206		04-19-2013		10	SHED		4,995								12X20" OC 10/19/2012 48X		07-16-2019				334	2	MEASURED			
		07-14-2011		2	DWELLING		190,000										06-28-2013						15		PERMIT VISIT	
																	07-06-2012						25		OC VISIT	
																	03-30-2012						2		MEASURED	
																	03-30-2012						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				28,230	SF	4.26	1.200	7	LAND	0.90	MG	1.00	ESM1			0			1.000	4.6	129,900	
Total Card Land Units								0.65	AC	Parcel Total Land Area: 0.65								Total Land Value								129,900

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Central Vac	1	YES
Model	01	RESIDENTIAL	Basement Floor	12	CONCRETE
Grade	B-	GOOD (-)	Bsmt Garage		
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	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			Adj Base Rate		138.86
Interior Floor 1	3	HARDWOOD	RCN		436,262
Interior Floor 2	4	CARPET	Net Other Adj		
Heat Fuel	1	OIL	Year Built		2011
Heat Type	1	FORCED H/A	Effective Year Built		2018
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	4		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		7
Extra Fixtures	2		Functional Obsol		
Total Rooms	7		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor		1
Half Bath Style	G	GOOD	Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition		93
Extra Kitchens	0		RCNLD		405,700
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			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	240	12.00	2013	70	0.00	GD	A	1.00	2,000

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	832		35.61	29,632	
FFL	1ST FLOOR	832	832		178.50	148,515	
GAR	GARAGE	0	504		71.54	36,058	
SFL	2ND FLOOR	832	832		178.50	148,515	
TQS	3/4 STORY	378	504		133.88	67,474	
WDK	WOOD DECK	0	168		36.13	6,069	
Ttl Gross Liv / Lease Area		2,042	3,672			436,262	

