

State Use 101
Print Date 11/17/2025 10:03:58

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT								1006 EAST LONGMEADOW																
RAU MICHAEL P RAU DONNA M 262 VINELAND AV EAST LONGMEADOW MA 01028 GIS ID F_377102_2851521				TOPO WET		EASEMENT		TRAFFIC		CORNER		Description		Code	Appraised		Assessed																			
												RESIDNTL.		101	224000		224,000																			
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	121700		121,700																			
												RESIDNTL.		101	83600		83,600																			
				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		429,300		429,300																		
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)																							
RAU MICHAEL P FAZIO ANTHONY A				08148 0269		08-25-1992		U	I	80,000		1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed															
				05799 0364		04-25-1985		U	I	0		1A	2025	101	202,700	2024	101	186,800	2023	101	170,800															
													101	121,700		101	121,700		101	109,600																
													101	83,600		101	83,600		101	75,900																
													Total		408,000		Total		392,100		Total		356,300													
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) 224,000 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 83,600 Appraised Land Value (Bldg) 121,700 Special Land Value 0 Total Appraised Parcel Value 429,300 Valuation Method C Adjustment Net Total Appraised Parcel Value 429,300																								
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																	
201900592	02-22-2019	91	INSULATION		3,758		06-03-2016	0	06-03-2016		26` X 40` DETACHE		03-20-2024				334	3	MEAS+INSPCTD																	
201501888	06-16-2015	62	SOLAR		12,000								06-03-2016				100	06-03-2016	06-03-2016	317	15	PERMIT VISIT														
94	04-20-2007	3	GARAGE		30,000								04-20-2007				10	SHED		01-25-2008	317	15	PERMIT VISIT													
183	06-28-2002	10	SHED		1,000								06-28-2002				4	ADDITION		05-03-2004	317	14	INSPECTED													
78	04-09-2002	4	ADDITION		8,000		04-02-2004	250	22		MAILER SENT		03-18-2004	317	2	MEASURED	15	PERMIT VISIT																		
219	08-18-1995	MN	Manual Note		3,000						01-09-2003																									
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	RC				30,353 SF		4.01	1.000	5	LAND	1.00	MA	1.00			0			1.000	4.01	121,700													
																Total Card Land Units		0.70 AC		Parcel Total Land Area: 0.70														Total Land Value		121,700

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Central Vac	0	NO
Model	01	RESIDENTIAL	Basement Floor	12	CONCRETE
Grade	C	AVERAGE	Bsmt Garage	0	
Stories	1.50	1 1/2 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	Percentage
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	3	HARDWOOD	Adj Base Rate	146.93	
Interior Floor 2			RCN	319,983	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1950	
AC Type	03	FULL	Effective Year Built	1995	
Bedrooms	2		Depreciation Code	GD	
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	1		Depreciation %	30	
Total Rooms	6		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style	N	NONE	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	70	
Extra Kitchen St	N	NONE	RCNLD	224,000	
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	0		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
14	SCRN HSE			L	102	20.00	2002	70	0.00	GD	A	1.00	1,400
02	SHED/FR			L	238	12.00	2002	70	0.00	GD	G	1.25	2,500
22	WOOD DK			L	50	15.00	2007	70	0.00	GD	A	1.00	500
SOL	Solar Panels	EX	Extra Fea	B	1	0.00	2015	70	1.00			0.00	0
FINH	FINSHDwHE			L	1,04	55.00	2007	70	0.00	GD	G	1.25	50,100
03	GARAGE	OB	Outbuildi	L	1,04	32.00	2007	70	0.00	GD	G	1.25	29,100

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,092		31.28	34,161	
FFL	1ST FLOOR	1,476	1,476		156.70	231,290	
PAT	PATIO	0	390		8.04	3,134	
UHS	UNFIN HALF STORY	0	1,092		47.07	51,398	
Ttl Gross Liv / Lease Area		1,476	4,050			319,983	

