

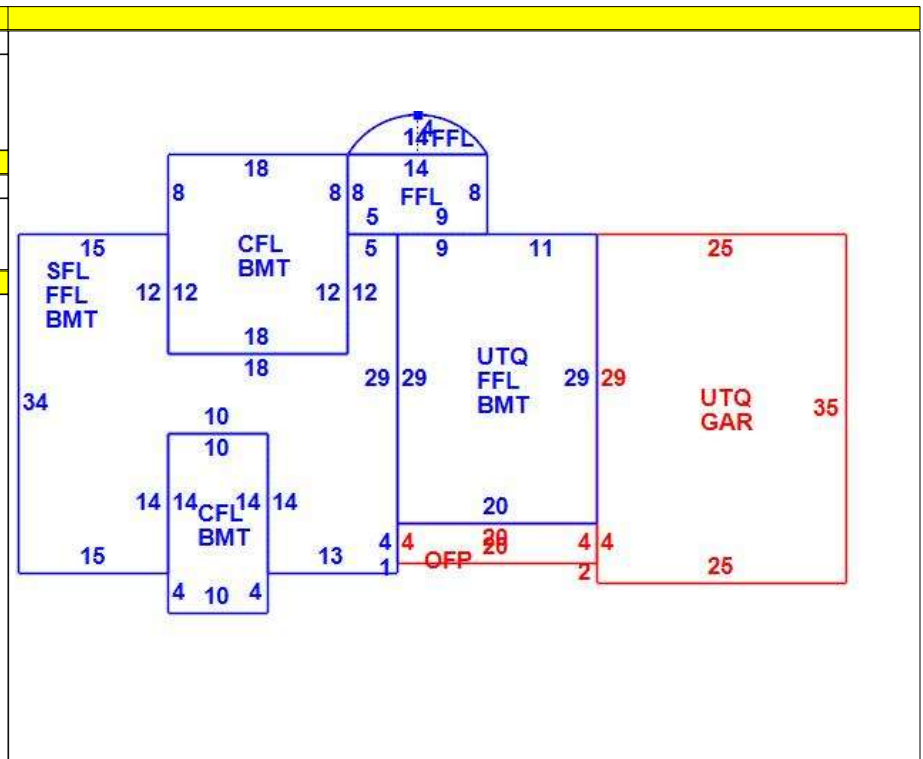
State Use 101
Print Date 11/22/2025 12:37:54

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																															
GISOLFI ANIELLO GISOLFI DIANA 12 BALMORAL DR EAST LONGMEADOW MA 01028 GIS ID F_392424_2851022												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW																								
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	696600		696,600																										
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	165700		165,700																										
												RESIDNTL.		101	5100		5,100																										
				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		867,400		867,400																									
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																											
GISOLFI ANIELLO APPLE LAND,DEVELOPMENT INC ROLLINS,ROBERT H ROLLINS ROBERT H				12265		0483		03-25-2002		U		V		74,900		1J		Year		Code	Assessed		Year		Code	Assessed		Year		Code	Assessed												
				11956		0104		10-31-2001		U		V		1		1F		2025		101	651,400		2024		101	608,900		2023		101	565,200												
				11632		0459		05-10-2001		U		V		453,000		1				101	165,700				101	165,700				101	151,700												
				00000		0000				U				0						101	5,100				101	5,100				101	3,700												
																		Total		822,200		Total		779,700		Total		720,600															
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														APPRaised VALUE SUMMARY																									
																		Appraised BLDG. Value (Card)										696,600															
																		Appraised Xf (B) Value (Bldg)										0															
																		Appraised Ob (B) Value (Bldg)										5,100															
																		Appraised Land Value (Bldg)										165,700															
																		Special Land Value										0															
																		Total Appraised Parcel Value										867,400															
																		Valuation Method										C															
																		Adjustment																									
																		Net Total Appraised Parcel Value										867,400															
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															
143		05-30-2002		2		DWELLING		297,000								OC 7/23/2003		06-25-2018 05-04-2006 02-11-2004 02-25-2003						333 105 311 274		3 16 14 2		MEAS+INSPCTD FIELDREV CHG INSPECTED MEASURED															
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		1.250		9		LAND		1.00		NV		1.00				0				1.000		3.9		156,000	
1		101		ONE FAM		RA								1.390		AC		7,000.00		1.000		0				1.00		NV		1.00				0				1.000		7,000		9,700	
Total Card Land Units														2.31		AC		Parcel Total Land Area: 2.31										Total Land Value										165,700					

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Central Vac	0	NO
Model	01	RESIDENTIAL	Basement Floor	12	CONCRETE
Grade	A-	V GOOD-	Bsmt Garage		
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	7	BRICK	Code	Description	
Exterior Wall 2	4	VINYL	101	ONE FAM	
Roof Structure	2	HIP		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	107.59	
Interior Floor 2	6	CERAMIC TL	RCN	791,597	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	2003	
AC Type	03	FULL	Effective Year Built	2013	
Bedrooms	4		Depreciation Code	GD	
Full Baths	3		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	2		Depreciation %	12	
Total Rooms	9		Functional Obsol		
Bath Style	V	VERY GOOD	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	88	
Extra Kitchen St			RCNLD	696,600	
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	728	8.00	2013	70	0.00	GD	G	1.25	5,100

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	2,056		34.52	70,974	
CFL	CATHEDRAL CE	540	540		177.80	96,014	
FFL	1ST FLOOR	1,668	1,668		172.69	288,042	
GAR	GARAGE	0	875		69.07	60,440	
OPF	OPEN PORCH	0	80		17.27	1,381	
SFL	2ND FLOOR	936	936		172.69	161,635	
UTQ	UNFIN TQS	0	1,455		77.74	113,110	
Ttl Gross Liv / Lease Area		3,144	7,610			791,597	



12 BALMORAL DR