

CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT								1006 EAST LONGMEADOW, MA VISION											
FERRARO VINCENT MANDRACHIA PRISCILLA 15 BROADLEAF CR EAST LONGMEADOW MA 01028				1	TYPCL					Description	Code	Assessed		Assessed															
								RESIDNTL.	102	518,200		518,200																	
		SUPPLEMENTAL DATA																											
		Alt Prcl ID SP Permit Chapter La OC Dates In+Ex FY Mailed GIS ID F_376625_2845743				Received NIA Field 8 Field 9 Field 10 Assoc Pid#				Total		518,200		518,200															
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
FERRARO VINCENT SHANNON KATHLEEN P HEIRS + DEV OF D R CHESTNUT LLC, RUGBY PROPERTIES LLC,				25001		0518		05-11-2023		Q		I		505,000		00		Year	Code	Assessed		Year	Code	Assessed V		Year	Code	Assessed	
				18511		0115		10-20-2010		U		I		375,000		1		2025	102	510,200		2024	102	492,100		2023	102	435,900	
				16302		0279		11-02-2006		Q		I		3,562,500		01													
				00000		0000				U				0				Total		510,200		Total		492,100		Total		435,900	
EXEMPTIONS				OTHER ASSESSMENTS								This signature acknowledges a visit by a Data Collector or Assessor																	
Year	Code	Description		Amount		Code	Description		Number	Amount														Comm Int					
Total				0.00										APPRaised VALUE SUMMARY															
Nbhd		Nbhd Name		B		Tracing		Batch		Appraised Bldg. Value (Card)								518,200											
0001						102		FC		Appraised Xf (B) Value (Bldg)								0											
NOTES PHASE I - UNIT 1														Appraised Ob (B) Value (Bldg)								0							
														Appraised Land Value (Bldg)								0							
														Special Land Value								0							
														Total Appraised Parcel Value								518,200							
														Valuation Method								C							
Total Appraised Parcel Value														518,200															
BUILDING PERMIT RECORD														VISIT / CHANGE HISTORY															
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments						Date	Id	Type	Is	Cd	Purpose/Result										
B-23-657 134	09-22-2023 06-26-2009	MN 49	Manual Note CONDO R	5,698 200,000		0		HOT TUB OC 10-20-10 48 X 61 SINGLE						07-25-2022 10-20-2010 12-02-2009	400 400 317			2 25 2	MEASURED OC VISIT MEASURED										
LAND LINE VALUATION SECTION																													
B	Use Code	Description	Zone	Land Type	Land Units		Unit Price	Size Adj	Site Index	Cond.	Nbhd.	Nbhd. Adj	Notes		Location Adjustment		Adj Unit P	Land Value											
1	102	CONDO	PAR	SITE	0 SF		0.00	1.00000		1.00	FC	1.000			0.0000		0	0											
Total Card Land Units					0 SF		Parcel Total Land Area					0.00		Total Land Value					0										

CONSTRUCTION DETAIL						CONSTRUCTION DETAIL (CONTINUED)									
Element	Cd	Description				Element	Cd	Description							
Style	07	CONDO-GRDN RES CONDO AVG. (+) 1 STORY CONCRETE DRYWALL													
Model	05														
Grade	C+														
Stories	1.00														
Foundation	1														
Interior Wall 1	1					CONDO DATA									
Interior Wall 2						Parcel Id	5049	C 0010	Owne						
Interior Floor 1	3	HARDWOOD					CHESTNUT			B 1	S 1				
Interior Floor 2						Adjust Type	Code	Description		Factor%					
Heat Fuel	2	GAS				Unit Type C									
Heat Type	1	FORCED H/A				Unit Locatio	D	DETACHED							
AC Type	03	FULL				COST / MARKET VALUATION									
Bedrooms	2	No WOOD CONCRETE				Adj Base Rate		160.70							
Full Baths	2					Building Value New		551,289							
Half Baths	0					Year Built		2009							
Extra Fixtures	0					Effective Year Built		2019							
Total Rooms	5					Depreciation Code		GD							
Bath Style	G					GOOD		Remodel Rating							
Half Baths	G					GOOD		Year Remodeled							
Num Kitchens	1					GOOD		Depreciation %							
Kitchen Style	G					GOOD		6							
FBM Sqft	0							Functional Obsol							
FBM Quality								External Obsol							
Fireplaces	1							Trend Factor							
WS Flues	0							1							
Central Vac								Condition							
Frame	1							Condition %							
Bsmt Floor	12							Percent Good							
Bsmt Garage	0							94							
#Heat Sys	1							Cns Sect Rcnlld							
Occupancy	1							518,200							
Int Vs Ext	S							Dep % Ovr							
						Dep Ovr Comment									
						Misc Imp Ovr									
						Misc Imp Ovr Comment									
						Cost to Cure Ovr									
						Cost to Cure Ovr Comment									
OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)															
Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Gd	Grade	Grade Adj.	Appr. Value					
BUILDING SUB-AREA SUMMARY SECTION															
Code	Description			Living Area		Floor Area	Eff Area	Unit Cost		Undeprec Value					
BMT	BASEMENT			0		1,808		45.35		81,991					
FFL	1ST FLOOR			1,808		1,808		226.50		409,503					
GAR	GARAGE			0		528		90.51		47,790					
OPF	OPEN PORCH			0		72		22.02		1,585					
WDK	WOOD DECK			0		228		45.70		10,419					
Ttl Gross Liv / Lease Area				1,808		4,444				551,288					

