

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT								1006 EAST LONGMEADOW													
GHAZALI EBRAHIM N GHAZALI PATRICIA 19 POWDER HILL RD EAST LONGMEADOW MA 01028 GIS ID F_377275_2849920		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed																		
						RESIDNTL.	101	359400	359,400																		
						RES LAND	101	73900	73,900																		
						RESIDNTL.	101	5500	5,500																		
SUPPLEMENTAL DATA						Total								438,800	438,800												
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)																		
GHAZALI EBRAHIM N ROY ROBERT T JR SPEIGHT EDWARD T, SPEIGHT		25022	0186	05-30-2023	Q	I	410,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed										
		16859	0190	08-07-2007	U	I	323,350	1A	2025	101	323,800	2024	101	304,700	2023	101	269,400										
		06356	0127	01-08-1987	U	V	10,000		101	73,900	101	73,900	101	66,600													
		03091	0192	02-03-1965	U	I	0		101	5,500	101	5,500	101	500													
Total								403,200	Total	384,100	Total	336,500															
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																	
Nbhd		Nbhd Name		Tracing		Batch		Appraised BLDG. Value (Card)								359,400											
0001				101		MA		Appraised Xf (B) Value (Bldg)								0											
NOTES										Appraised Ob (B) Value (Bldg)								5,500									
										Appraised Land Value (Bldg)								73,900									
										Special Land Value								0									
										Total Appraised Parcel Value								438,800									
										Valuation Method								C									
										Adjustment																	
										Net Total Appraised Parcel Value								438,800									
										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			
										331 262	10-14-2008 09-01-2004	20 2	WOOD STOVE DWELLING	800 90,000				PELLET STOVE NV OC 8/7/2007	04-04-2025 05-09-2018 12-03-2009 12-12-2008 03-29-2007 12-12-2005 12-20-2004			334 333 317 317 311 311 311	3 2 15 15 30 15 2	MEAS+INSPCTD MEASURED PERMIT VISIT PERMIT VISIT NOAH PERMIT VISIT 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	RB				34,515 SF	3.57	1.000	5	LAND	0.60	MA	1.00	TOP4		0		1.000	2.14	73,900						
Total Card Land Units							0.79	AC	Parcel Total Land Area: 0.79							Total Land Value							73,900				

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	18	SPLIT ENT	Central Vac	0	NO
Model	01	RESIDENTIAL	Basement Floor	12	CONCRETE
Grade	C+	AVG. (+)	Bsmt Garage	2	
Stories	1.75	1 3/4 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	155.24	
Interior Floor 2	4	CARPET	RCN	403,849	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	2004	
AC Type	03	FULL	Effective Year Built	2014	
Bedrooms	3		Depreciation Code	GD	
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	1		Depreciation %	11	
Total Rooms	6		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style	G	GOOD	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	89	
Extra Kitchen St	N	NONE	RCNLD	359,400	
FBM Sqft	783		Dep % Ovr		
FBM Quality	5		Dep Ovr Comment		
FIN ATC Sqft			Misc Imp Ovr		
FIN ATC Quality			Misc Imp Ovr Comment		
Fireplaces	2		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
02	SHED/FR			L	96	12.00	2009	70	0.00	GD	A	1.00	800
19	PATIO			L	676	8.00		70	0.00	GD	G	1.25	4,700

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
FFL	1ST FLOOR	1,613	1,613		201.42	324,892	
LLV	LOWR LEVEL	0	1,566		50.42	78,957	
Ttl Gross Liv / Lease Area		1,613	3,179			403,849	

