

State Use 101
Print Date 11/17/2025 10:37:43

CURRENT OWNER						TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																					
GAINES DANIEL L GAINES LORI ANN 148 MAPLE ST EAST LONGMEADOW MA 01028 GIS ID F_378520_2848850														Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW													
						TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101		180500		180,500															
						DRAINAGE				VIEW		COMMUNITY		RES LAND		101		102300		102,300															
														RESIDENTL.		101		20900		20,900															
						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		303,700		303,700																	
RECORD OF OWNERSHIP						BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																	
GAINES DANIEL L SANTANIELLO JOHN E + SANTANIELLO JOHN E ALIKHANI BROWNING EL						08941 0371		09-15-1994		U		I		125,000		1A		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed	
						08021 0143		04-22-1992		U		I		1				2025		101		164,200		2024		101		151,900		2023		101		139,700	
						06787 0541		03-25-1988		U		I		113,500				101		102,300		101		102,300		101		93,000							
						06261 0135		10-17-1986		U		I		82,500				101		20,900		101		20,900		101		20,600							
						02709 0562		10-26-1959		U		I		0				Total		287,400		Total		275,100		Total		253,300							
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																																			
Nbhd				Nbhd Name				Tracing				Batch				APPRaised VALUE SUMMARY Appraised BLDG. Value (Card) 180,500 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 20,900 Appraised Land Value (Bldg) 102,300 Special Land Value 0 Total Appraised Parcel Value 303,700 Valuation Method C Adjustment Net Total Appraised Parcel Value 303,700																			
0001								101				MA																							
NOTES																																			
REAR HOUSE FENCED-VERIFY UPON INSP																																			
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							
																		01-29-2016 04-01-2004 03-01-2004 04-27-1992 06-17-1991 06-03-1980						317 250 311 107 131 500		2 22 2 22 2 3		MEASURED MAILER SENT MEASURED MAILER SENT MEASURED MEAS+INSPCTD							
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				15,954 SF		7.12	1.000	5	LAND	1.00	MA	1.00				0	TRF2	0.9	1.000	6.41		102,300									
Total Card Land Units								0.37 AC	Parcel Total Land Area: 0.37								Total Land Value										102,300								

CONSTRUCTION DETAIL							CONSTRUCTION DETAIL (CONTINUED)						
Element		Cd	Description				Element		Cd	Description			
Style	19		RANCH				Central Vac	0	NO				
Model	01		RESIDENTIAL				Basement Floor						
Grade	C		AVERAGE				Bsmt Garage						
Stories	1.00		1 STORY				Units	1					
Foundation	1		CONCRETE				MIXED USE						
Exterior Wall 1	4		VINYL				Code	Description			Percentage		
Exterior Wall 2	8		BRICK VENR				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				168.16		
Interior Floor 1	4		CARPET				RCN				286,503		
Interior Floor 2	3		HARDWOOD				Net Other Adj						
Heat Fuel	1		OIL				Year Built				1958		
Heat Type	3		FORCED H/W				Effective Year Built				1988		
AC Type	03		FULL				Depreciation Code				AG		
Bedrooms	3						Remodel Rating						
Full Baths	1						Year Remodeled						
Half Baths	1						Depreciation %				37		
Extra Fixtures	0						Functional Obsol						
Total Rooms	6						External Obsol						
Bath Style	A		AVERAGE				Cost Trend Factor				1		
Half Bath Style	A		AVERAGE				Condition						
Kitchens	1						% Complete						
Kitchen Style	A		AVERAGE				Overall % Condition				63		
Extra Kitchens	0						RCNLD				180,500		
Extra Kitchen St							Dep % Ovr						
FBM Sqft	676						Dep Ovr Comment						
FBM Quality	3						Misc Imp Ovr						
FIN ATC Sqft							Misc Imp Ovr Comment						
FIN ATC Quality							Cost to Cure Ovr						
Fireplaces	0						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
11	POOL I-V	OB	Outbuildi	L	1,15	29.00	2001	60	0.00	AV	A	1.00	20,000
02	SHED/FR			L	128	12.00	2001	60	0.00	AV	A	1.00	900
BUILDING SUB-AREA SUMMARY SECTION													
Subarea	Description					Living	Gross	Eff Area	Unit Cost		Undeprec Value		
BMT	BASEMENT					0	990		37.67		37,296		
FFL	1ST FLOOR					1,134	1,134		188.36		213,606		
GAR	GARAGE					0	308		75.22		23,169		
OFP	OPEN PORCH					0	24		15.70		377		
WDK	WOOD DECK					0	322		37.44		12,055		
Ttl Gross Liv / Lease Area						1,134	2,778				286,503		

