

Property Location: 16 COBBLESTONE LN

Account #3536

MAP ID:40/ 1D/ 4/ /

Bldg Name:

State Use:101

Vision ID: 3481

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

Print Date:12/28/2014 09:48

CURRENT OWNER			TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT				1006 AST LONGMEADOW, MA VISION																										
MANNING JOHN F MANNING NANCY 16 COBBLESTONE LN EAST LONGMEADOW, MA 01028 Additional Owners:					1 TYPCL						Description		Code						Appraised Value		Assessed Value																				
											RESIDENTL.		101						168,800		168,800																				
											RES LAND		101						104,600		104,600																				
SUPPLEMENTAL DATA																																									
			Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_383347_2846887				Received Prior ID Owner Occ Y Final Area 1960 Current Ac. .66674 ASSOC PID#																																		
RECORD OF OWNERSHIP			BK-VOL/PAGE		SALE DATE		q/u		v/i		SALE PRICE		V.C.		PREVIOUS ASSESSMENTS (HISTORY)																										
MANNING JOHN F SPEIGHT			06148/ 451 0/ 0		07/10/1986		U U		I U		150,000 0				Yr.		Code		Assessed Value		Yr.		Code		Assessed Value		Yr.		Code		Assessed Value										
															2014		B		168,800		2013		B		159,000		2012		B		162,200										
															2014		L		108,200		2013		L		105,500		2012		L		99,700										
															Total:				277,000		Total:				264,500		Total:				261,900										
EXEMPTIONS					OTHER ASSESSMENTS										This signature acknowledges a visit by a Data Collector or Assessor APPRAISED VALUE SUMMARY Appraised Bldg. Value (Card) 168,800 Appraised XF (B) Value (Bldg) 0 Appraised OB (L) Value (Bldg) 0 Appraised Land Value (Bldg) 104,600 Special Land Value 0 Total Appraised Parcel Value 273,400 Valuation Method: C Adjustment: 0 Net Total Appraised Parcel Value 273,400																										
Year		Type		Description		Amount		Code		Description		Number		Amount											Comm. Int.																
Total:																																									
ASSESSING NEIGHBORHOOD																																									
NBHD/ SUB			NBHD Name			Street Index Name			Tracing			Batch																													
0001/A									101			NG																													
NOTES																																									
ROOF LEAKING																																									
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													
201200428		02/17/2012		12		REROOF		9,385				0						09/07/2012						317		14		INSPECTED													
																		08/31/2012						317		2		MEASURED													
																		06/15/2012						317		15		PERMIT VISIT													
																		01/27/2004						296		3		MEAS+INSPCTD													
																		11/07/2002						274		14		INSPECTED													
LAND LINE VALUATION SECTION																																									
B #		Use Code		Use Description		Zone		D		Front		Depth		Units		Unit Price		I. Factor		S.A.		Acre Disc		C. Factor		ST. Idx		Adj.		Notes- Adj		Special Pricing		S Adj Fact		Adj. Unit Price		Land Value			
1		101		ONE FAM		RA								29,043 SF		2.90		1.2400		8		1.0000		1.00		NG		1.00				Spec Use		Spec Calc		1.00		3.60		104,600	
Total Card Land Units:						0.67		AC		Parcel Total Land Area:						0.67 AC						Total Land Value:						104,600													

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	05		CAPE	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	0		
Grade	C+		AVG. (+)	FBM Sqft			
Stories	1.75		1 3/4 Stories	Int vs Ext	S		
Foundation	1			MIXED USE			
Exterior Wall 1	4		VINYL	Code	Description		Percentage
Exterior Wall 2				101	ONE FAM		100
Roof Structure	1		GABLE				
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL				
Interior Wall 2				COST/MARKET VALUATION			
Interior Floor 1	4		CARPET	Adj. Base Rate:			88.55
Interior Floor 2	3		HARDWOOD				
Heat Fuel	2		GAS				
Heat Type	1		FORCED H/A	Replace Cost			211,019
AC Type	03		Full	AYB			1985
Bedrooms	4			EYB			1994
Full Baths	2			Dep Code			AG
Half Baths	0			Remodel Rating			
Extra Fixtures	0			Year Remodeled			
Total Rooms	7			Dep %		20	
Bath Style	A		AVERAGE	Functional Obslnc			
Kitchen Style	A		AVERAGE	External Obslnc			
Kitchens	1			Cost Trend Factor		1	
Extra Kitchens	0			Condition			
Frame	1		WOOD	% Complete			
Basement Floor	12			Overall % Cond		80	
Bsmt Garage				Apprais Val		168,800	
Units	1			Dep % Ovr		0	
WS Flues				Dep Ovr Comment			
FBM Quality				Misc Imp Ovr		0	
Fireplaces	1			Misc Imp Ovr Comment			
				Cost to Cure Ovr		0	
				Cost to Cure Ovr Comment			

OB-OUTBUILDING & YARD ITEMS(L) / XF-BUILDING EXTRA FEATURES(B)												
Code	Description	Sub	Sub Descript	L/B	Units	Unit Price	Yr	Gde	Dp Rt	Cnd	%Cnd	Apr Value

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	960		17.71	17,002
FFL	1ST FLOOR	1,240	1,240		88.55	109,804
GAR	GARAGE	0	480		35.42	17,002
OFP	OPEN PORCH	0	28		9.49	266
TQS	3/4 STORY	720	960		66.41	63,757
WDK	WOOD DECK	0	256		12.45	3,188
Ttl. Gross Liv/Lease Area:		1,960	3,924	2,383		211,019

