

CURRENT OWNER										TOPO.				UTILITIES				STRT./ROAD				LOCATION				CURRENT ASSESSMENT													
THOMA REGINA N 34 CEDAR HILL RD EAST LONGMEADOW, MA 01028 Additional Owners:														1				TYPCL								Description				Code		Appraised Value		Assessed Value					
																										RESIDENTL.				101		102,500		102,500					
																										RES LAND				101		77,700		77,700					
																										RESIDENTL.				101		20,400		20,400					
										SUPPLEMENTAL DATA										Received Prior ID Owner Occ Y Final Area 1596 Current Ac. .20705 ASSOC PID#																			
										Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_378546_2851420																				Total				200,600		200,600			
RECORD OF OWNERSHIP										BK-VOL/PAGE				SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)																		
THOMA REGINA N COUGHLAN JOHN S, MONAHAN MONAHAN MAR										17481/ 385 06845/ 0352 6120/ 62 05679/ 0113				09/19/2008 05/24/1988 06/17/1986 09/05/1984		U	I	189,000 144,000 1 A 0 A		V.C.	Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value								
																					2014	B	99,400		2013	B	102,700		2012	B	113,400								
																					2014	L	80,300		2013	L	80,300		2012	L	83,800								
																					2014	O	20,400		2013	O	20,400		2012	O	20,400								
																		Total:		200,100		Total:		203,400		Total:		217,600											
EXEMPTIONS										OTHER ASSESSMENTS										This signature acknowledges a visit by a Data Collector or Assessor																			
Year	Type	Description				Amount		Code	Description				Number	Amount		Comm. Int.																							
										Total:																													
ASSESSING NEIGHBORHOOD										NBHD/ SUB 0001/A										NBHD Name Street Index Name Tracing 101 Batch MA																			
NOTES										Total Appraised Parcel Value Valuation Method: Adjustment: Net Total Appraised Parcel Value										102,500 0 20,400 77,700 0 200,600 C 0 200,600																			
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																
201401124		04/24/2014		91	INSULATION				1,600			0			NVC		05/07/2004 04/02/2004 03/05/2004 04/09/1992 04/01/1992				317 250 311 170 107	14 22 2 3 22	INSPECTED MAILER SENT MEASURED MEAS+INSPCTD MAILER SENT																
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				RC				9,019	SF	8.62	1.0000	5	1.0000	1.00	MA	1.00							1.00	8.62		77,700											
Total Card Land Units:										0.21		AC	Parcel Total Land Area:0.21 AC										Total Land Value:										77,700						

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		NONE			
Grade	C		AVERAGE			FBM Sqft	547					
Stories	1.75		1 3/4 Stories			Int vs Ext	S					
Foundation	2		CONC BLOCK			MIXED USE						
Exterior Wall 1	2		CLAPBOARD			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:			94.38			
Interior Floor 2												
Heat Fuel	2		GAS			Replace Cost			167,990			
Heat Type	1		FORCED H/A			AYB			1964			
AC Type	01		None			EYB			1975			
Bedrooms	3					Dep Code			AV			
Full Baths	2					Remodel Rating						
Half Baths	0					Year Remodeled						
Extra Fixtures	0					Dep %			39			
Total Rooms	6					Functional Obslnc						
Bath Style	A		AVERAGE			External Obslnc						
Kitchen Style	A		AVERAGE			Cost Trend Factor			1			
Kitchens	1					Condition						
Extra Kitchens	0					% Complete						
Frame	1		WOOD			Overall % Cond			61			
Basement Floor	12					Apprais Val			102,500			
Bsmt Garage						Dep % Ovr			0			
Units	1					Dep Ovr Comment						
WS Flues						Misc Imp Ovr			0			
FBM Quality	3					Misc Imp Ovr Comment						
Fireplaces	1					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
03	GARAGE	OB	Outbuilding	L	312	28.18	1964	A		AV	60	5,300
11	POOL I-V	OB	Outbuilding	L	800	29.00	1964	A		AV	60	13,900
02	SHED/FR			L	128	7.48	1965	A		AV	60	600
02	SHED/FR			L	128	7.48	1985	A		AV	60	600
BUILDING SUB-AREA SUMMARY SECTION												
Code	Description			Living Area		Gross Area		Eff. Area		Unit Cost		Undeprec. Value
BMT	BASEMENT			0		912				18.83		17,177
FFL	1ST FLOOR			912		912				94.38		86,071
OPF	OPEN PORCH			0		16				11.80		189
TQS	3/4 STORY			684		912				70.78		64,553
Ttl. Gross Liv/Lease Area:				1,596		2,752		1,780				167,990

