

CURRENT OWNER				TOPO.				UTILITIES				STRT./ROAD				LOCATION				CURRENT ASSESSMENT									
COOMBS DONALD COOMBS MICHELLE 44 MEADOW RD EAST LONGMEADOW, MA 01028 Additional Owners:								1 TYPCL												Description		Code		Appraised Value		Assessed Value			
																RESIDNTL.		101		145,700		145,700							
																RES LAND		101		91,100		91,100							
																RESIDNTL.		101		300		300							
SUPPLEMENTAL DATA																Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_384406_2853931 Received Prior ID Owner Occ Final Area Current Ac. ASSOC PID#													
Total																								237,100		237,100			
RECORD OF OWNERSHIP				BK-VOL/PAGE				SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)														
COOMBS DONALD ROBARE MICHAEL G + CATHERINE M, RODRIGUES ARMAND T + DONN HENDRIX RODRIGUES				13240/ 259 09870/ 0286 06457/ 222 06457/ 221 05775/ 0439				05/29/2003 05/23/1997 04/21/1987 04/21/1987 03/15/1985		U	I	197,500 141,000 1 A 1 A 13,000		V.C.	Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value				
															2015	101	145,700		2014	B	147,200		2013	B	146,900				
															2015	101	91,100		2014	L	94,000		2013	L	95,700				
															2015	101	300		2014	O	300		2013	O	400				
Total:																237,100		Total:		241,500		Total:		243,000					
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																Appraised Bldg. Value (Card) 145,700 Appraised XF (B) Value (Bldg) 0 Appraised OB (L) Value (Bldg) 300 Appraised Land Value (Bldg) 91,100 Special Land Value 0 Total Appraised Parcel Value 237,100 Valuation Method: C Adjustment: 0 Net Total Appraised Parcel Value 237,100													
NBHD/ SUB		NBHD Name				Street Index Name				Tracing				Batch															
0001/A										101				MG															
NOTES																													
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							
54		01/01/1985		MN	Manual Note				0			0		SFR		12/28/2012 12/13/2002 12/12/2002 06/17/1992 06/08/1992				317 250 274 131 107	2 22 2 14 1	MEASURED MAILER SENT MEASURED INSPECTED LEFT NOTICE							
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				31,190	SF	2.73	1.1900	7	1.0000	0.90	MG	1.00	WET2						1.00	2.92	91,100			
Total Card Land Units:										0.72	AC	Parcel Total Land Area:0.72 AC										Total Land Value:							91,100

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	18		SPLIT ENT	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	0		NONE
Grade	C		AVERAGE	FBM Sqft	1091		
Stories	1.00		1 Story	Int vs Ext	S		
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	COST/MARKET VALUATION			
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL				
Interior Wall 2							
Interior Floor 1	4		CARPET	Adj. Base Rate:			110.51
Interior Floor 2							
Heat Fuel	2		GAS	Replace Cost			173,498
Heat Type	1		FORCED H/A	AYB			1985
AC Type	01		None	EYB			1998
Bedrooms	3			Dep Code			GD
Full Baths	2			Remodel Rating			
Half Baths	1			Year Remodeled			
Extra Fixtures	0			Dep %			16
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			84
Basement Floor	12			Apprais Val			145,700
Bsmt Garage				Dep % Ovr			0
Units	1			Dep Ovr Comment			
WS Flues	1			Misc Imp Ovr			0
FBM Quality	3			Misc Imp Ovr Comment			
Fireplaces	1			Cost to Cure Ovr			0
				Cost to Cure Ovr Comment			

Code	Description	Sub	Sub Descript	L/B	Units	Unit Price	Yr	Gde	Dp Rt	Cnd	%Cnd	Apr Value
02	SHED/FR			L	96	7.48	1986	F		FR	50	300

BUILDING SUB-AREA SUMMARY SECTION												
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value						
FFL	1ST FLOOR	1,241	1,241		110.51	137,141						
LLV	LOWR LEVEL	0	1,212		27.63	33,484						
PAT	PATIO	0	221		5.50	1,216						
WDK	WOOD DECK	0	108		15.35	1,658						
Ttl. Gross Liv/Lease Area:		1,241	2,782	1,570		173,498						

