

CURRENT OWNER				TOPO.				UTILITIES				STRT./ROAD				LOCATION				CURRENT ASSESSMENT															
MCCOMBE JAMES A MCCOMBE VIRGINIA L 22 WILDER LN EAST LONGMEADOW, MA 01028 Additional Owners:								1 TYPCL												Description		Code		Appraised Value		Assessed Value									
																RESIDNTL.				101		152,300		152,300											
																RES LAND				101		105,500		105,500											
																RESIDNTL.				101		600		600											
SUPPLEMENTAL DATA												Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_384572_2849928 Received Prior ID Owner Occ Final Area Current Ac. ASSOC PID#																							
																								Total		258,400		258,400							
RECORD OF OWNERSHIP				BK-VOL/PAGE				SALE DATE				q/u	v/i	SALE PRICE				V.C.	PREVIOUS ASSESSMENTS (HISTORY)																
MCCOMBE JAMES A				03737/ 0058				10/05/1972				U	I	0					Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value						
																			2015	101	152,300		2014	B	152,100		2013	B	141,800						
																			2015	101	105,500		2014	L	108,700		2013	L	110,700						
																			2015	101	600		2014	O	700		2013	O	700						
Total:														258,400		Total:		261,500		Total:		253,200													
EXEMPTIONS						OTHER ASSESSMENTS																													
Year	Type	Description				Amount		Code	Description				Number	Amount		Comm. Int.		This signature acknowledges a visit by a Data Collector or Assessor																	
Total:																																			
ASSESSING NEIGHBORHOOD																		APPRAISED VALUE SUMMARY																	
NBHD/ SUB		NBHD Name				Street Index Name				Tracing				Batch																					
0001/A										101				MG																					
NOTES																																			
NC=CK INTERIOR EFP																		Net Total Appraised Parcel Value																	
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											
230	09/24/2009	20	WOOD STOVE				3,000			0					FIREPLACE INSERT				11/22/2011			316	2	MEASURED											
117	05/21/2004	4	ADDITION				42,000			0					THREE SEASON ROOM				03/17/2005			311	14	INSPECTED											
																			01/04/2005			311	2	MEASURED											
																			04/22/1992			131	3	MEAS+INSPCTD											
																			09/24/1980			500	3	MEAS+INSPCTD											
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			RAA				40,000	SF	2.20	1.1900	7	1.0000	1.00	MG	1.00							1.00	2.62	104,800									
1	101	ONE FAM			RAA				0.10	AC	7,000.00	1.0000	0	1.0000	1.00	MG	1.00							1.00	7,000.00	700									
Total Card Land Units:									1.02 AC		Parcel Total Land Area:									1.02 AC									Total Land Value:					105,500	

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		NO
Grade	C		AVERAGE	FBM Sqft			
Stories	1.75		1 3/4 Stories	Int vs Ext	S		
Foundation	1		CONCRETE	MIXED USE			
Exterior Wall 1	1		WOOD SHING	Code	Description		Percentage
Exterior Wall 2	19		TEX 111	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	3		HARDWOOD	Adj. Base Rate:			81.75
Interior Floor 2	4		CARPET				
Heat Fuel	3		ELECTRIC				
Heat Type	6		ELECTRC BB	Replace Cost			195,297
AC Type	01		NONE	AYB			1972
Bedrooms	3			EYB			1992
Full Baths	2			Dep Code			GD
Half Baths	0			Remodel Rating			
Extra Fixtures	0			Year Remodeled			
Total Rooms	7			Dep %			22
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			78
Bsmt Garage				Apprais Val			152,300
Units	1			Dep % Ovr			0
WS Flues	1			Dep Ovr Comment			
FBM Quality				Misc Imp Ovr			0
Fireplaces	2			Misc Imp Ovr Comment			
				Cost to Cure Ovr			0
				Cost to Cure Ovr Comment			

BUILDING SUB-AREA SUMMARY SECTION												
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value						
BMT	BASEMENT	0	1,152		16.32	18,802						
EFP	ENCL PORCH	0	426		24.56	10,464						
FFL	1ST FLOOR	1,152	1,152		81.75	94,174						
GAR	GARAGE	0	506		32.63	16,513						
PAT	PATIO	0	586		4.05	2,371						
TQS	3/4 STORY	648	864		61.31	52,973						
Ttl. Gross Liv/Lease Area:		1,800	4,686	2,389		195,297						

