

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: 11/30/2015 14:18

CURRENT OWNER			TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT				1006 AST LONGMEADOW, M VISION																														
MANNING JOHN F MANNING NANCY 16 COBBLESTONE LN EAST LONGMEADOW, MA 01028 Additional Owners:					1 TYPCL						Description		Code						Appraised Value		Assessed Value																								
											RESIDENTL. RES LAND		101 101						168,800 104,600		168,800 104,600																								
SUPPLEMENTAL DATA																																													
			Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_383347_2846887				Received Prior ID Owner Occ Final Area Current Ac. 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														
															2015		101		168,800		2014		B		168,800		2013		B		159,000														
															2015		101		104,600		2014		L		108,200		2013		L		105,500														
															Total:				273,400		Total:				277,000		Total:				264,500														
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						
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

