

CURRENT OWNER				TOPO.				UTILITIES				STRT./ROAD				LOCATION				CURRENT ASSESSMENT							
COMEAU DAVID G COMEAU DONNA G 428A PORTER RD EAST LONGMEADOW, MA 01028 Additional Owners:				1 TYPCL												Description RESIDNTL. RES LAND				Code 101 101		Appraised Value 226,900 112,500		Assessed Value 226,900 112,500		1006 AST LONGMEADOW, M	
				SUPPLEMENTAL DATA												Received Prior ID Owner Occ Final Area Current Ac. ASSOC PID#				Total 339,400 339,400				VISION			
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_390590_2858614																											
RECORD OF OWNERSHIP				BK-VOL/PAGE				SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)												
COMEAU DAVID G RIVET CAROLINE R + FETHER INC GONTHIER				08835/ 0525 07156/ 0346 06139/ 385 03106/ 0008				05/20/1994 05/02/1989 07/01/1986 04/21/1965		U	I	240,000 65,000 55,000 0		H	Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		
															2015	101	226,900		2014	B	223,700		2013	B	213,900		
															2015	101	112,500		2014	L	115,300		2013	L	118,200		
															Total:		339,400		Total:		339,000		Total:		332,100		
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) 226,900 Appraised XF (B) Value (Bldg) 0 Appraised OB (L) Value (Bldg) 0 Appraised Land Value (Bldg) 112,500 Special Land Value 0 Total Appraised Parcel Value 339,400 Valuation Method: C Adjustment: 0 Net Total Appraised Parcel Value 339,400													
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					
133		06/04/1996		MN	Manual Note			2,000			0			POOL A		06/14/2013				105	15	PERMIT VISIT					
211		08/10/1995		MN	Manual Note			2,000			0			DECK		05/03/2007				311	13	MISSED APPT					
26		03/01/1991		MN	Manual Note			120,000			0			DWLG		10/26/2006				311	2	MEASURED					
																04/21/2000				250	22	MAILER SENT					
																04/19/2000				247	2	MEASURED					
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			
																			Spec Use	Spec Calc							
1	101	ONE FAM		RA				40,000	SF	2.20	1.1900	7	1.0000	1.00	MG	1.00					TRF1	.90	.90	2.36	94,400		
1	101	ONE FAM		RA				2.58	AC	7,000.00	1.0000	0	1.0000	1.00	MG	1.00						1.00	7,000.00	18,100			
Total Card Land Units:									3.50	AC	Parcel Total Land Area:						3.5 AC	Total Land Value:						112,500			

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)				
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description	
Style	06		COLONIAL	#Heat Sys	1		NONE	
Model	01		RESIDENTIAL	Central Vac	0			
Grade	C		AVERAGE	FBM Sqft	1556			
Stories	2.00		2 Story	Int vs Ext	S			
Foundation	1		CONCRETE	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								
Interior Floor 1	4		CARPET					
Interior Floor 2				COST/MARKET VALUATION				
Heat Fuel	2		GAS	Adj. Base Rate:		80.19		
Heat Type	1		FORCED H/A	Replace Cost		257,883		
AC Type	03		Full	AYB		1991		
Bedrooms	3			EYB		2002		
Full Baths	2			Dep Code		GD		
Half Baths	1			Remodel Rating				
Extra Fixtures	2			Year Remodeled				
Total Rooms	7			Dep %		12		
Bath Style	G		GOOD	Functional Obslnc				
Kitchen Style	G		GOOD	External Obslnc				
Kitchens	1			Cost Trend Factor		1		
Extra Kitchens	0			Condition				
Frame	1	WOOD	% Complete					
Basement Floor			Overall % Cond		88			
Bsmt Garage			Apprais Val		226,900			
Units	1		Dep % Ovr		0			
WS Flues			Dep Ovr Comment					
FBM Quality	1		Misc Imp Ovr		0			
Fireplaces	0		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	1,556		16.03	24,938
FFL	1ST FLOOR	1,556	1,556		80.19	124,772
GAR	GARAGE	0	576		32.02	18,443
OPF	OPEN PORCH	0	32		7.52	241
OSP	SCRN PORCH	0	168		11.93	2,005
SFL	2ND FLOOR	1,064	1,064		80.19	85,320
WDK	WOOD DECK	0	192		11.28	2,165
Ttl. Gross Liv/Lease Area:		2,620	5,144	3,216		257,883

