

Property Location: 46 LOMBARD AV

Account #2430

MAP ID:2B/ 18/ 91/ /

Bldg Name:

State Use:101

Vision ID: 2388

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

Print Date:12/02/2016 08:46

CURRENT OWNER					TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT				1006 AST LONGMEADOW, MA VISION												
DAVIS CHRISTOPHER F TORO MELANIE A 46 LOMBARD AVE EAST LONGMEADOW, MA 01028 Additional Owners:													Description		Code						Appraised Value		Assessed Value						
													RESIDENTL. RES LAND		101 101						104,100 58,900		104,100 58,900						
SUPPLEMENTAL DATA																													
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_376026_2854877					Received Field 7 Field 8 Field 9 Field 10 ASSOC PID#																								
Total													163,000				163,000												
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)																
DAVIS CHRISTOPHER F MARAFIOTI DINO A, PEPPER FELIX L				16424/ 58 09579/ 0031 05815/ 0549		12/29/2006 08/01/1996 05/20/1985		U	I	186,000 95,000 0		A	Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value						
													2016	101	102,900		2015	101	102,900		2014	B	97,600						
													2016	101	63,500		2015	101	63,500		2014	L	62,700						
													Total:		166,400		Total:		166,400		Total:		160,300						
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) Appraised XF (B) Value (Bldg) Appraised OB (L) Value (Bldg) Appraised Land Value (Bldg) Special Land Value Total Appraised Parcel Value Valuation Method: Adjustment: Net Total Appraised Parcel Value														
NBHD/ SUB		NBHD Name			Street Index Name			Tracing			Batch																		
0001/A								101			MF																		
NOTES																													
															APPROAISED VALUE SUMMARY														
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							
201200179 163		01/30/2012 06/01/1987		17 MN	DECK Manual Note			6,800 60,000			0 0			268 SF SFR		05/11/2012 04/09/2004 07/03/1990 03/17/1988 03/09/1988				317 311 131 130 130	15 3 3 14 1	PERMIT VISIT MEAS+INSPCTD MEAS+INSPCTD 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			RC				8,100 SF	9.56	0.7600	3	1.0000	1.00	MF	1.00			Spec Use	Spec Calc	1.00		7.27	58,900					
Total Card Land Units:										0.19	AC	Parcel Total Land Area:					0.19	AC	Total Land Value:										58,900

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)								
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description					
Style	19		RANCH	#Heat Sys	1							
Model	01		RESIDENTIAL	Central Vac	0							
Grade	C		AVERAGE	FBM Sqft								
Stories	1.00		1 Story	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	COST/MARKET VALUATION								
Roof Cover	1		ASPHALT SH									
Interior Wall 1	1		DRYWALL									
Interior Wall 2												
Interior Floor 1	4		CARPET									
Interior Floor 2				Adj. Base Rate:		100.50						
Heat Fuel	2		GAS	Replace Cost		131,761						
Heat Type	1		FORCED H/A	AYB		1987						
AC Type	03		Full	EYB		1993						
Bedrooms	3			Dep Code		AV						
Full Baths	1			Remodel Rating								
Half Baths	0			Year Remodeled								
Extra Fixtures	0			Dep %		21						
Total Rooms	5			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		79						
Basement Floor	12			Apprais Val		104,100						
Bsmt Garage				Dep % Ovr		0						
Units	1			Dep Ovr Comment								
WS Flues				Misc Imp Ovr		0						
FBM Quality				Misc Imp Ovr Comment								
Fireplaces	0			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	1,056		20.08	21,206						
FFL	1ST FLOOR	1,056	1,056		100.50	106,132						
WDK	WOOD DECK	0	314		14.08	4,422						
Ttl. Gross Liv/Lease Area:		1,056	2,426	1,311			131,761					

