

Property Location: 22 DONALD AV

Vision ID: 3296

Account #3349

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 101

Print Date: 12/02/2016 13:35

CURRENT OWNER

MONTEFUSCO GIOVANNI

MONTEFUSCO ROSA

22 DONALD AVE

EAST LONGMEADOW, MA 01028

Additional Owners:

TOPO.

UTILITIES

1 TYPCL

STRT/ROAD

LOCATION

CURRENT ASSESSMENT

Description

RESIDENTL.

RES LAND

RESIDENTL.

Total

Code

101

101

101

198,300

Appraised Value

116,900

80,400

1,000

198,300

Assessed Value

116,900

80,400

1,000

198,300

1006

AST LONGMEADOW, MA

VISION

RECORD OF OWNERSHIP

MONTEFUSCO GIOVANNI

GUDMUNDSON

COLBY BRUCE

BK-VOL/PAGE

6806/ 0002

6147/ 143

05905/ 0584

SALE DATE

04/14/1988

07/09/1986

09/26/1985

q/u

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v/i

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SALE PRICE

114,750

87,000

76,000

V.C.

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

2016

2016

2016

Total:

Code

101

101

101

Assessed Value

102,900

78,100

400

181,400

Yr.

2015

2015

2015

Total:

Code

101

101

101

Assessed Value

102,900

78,100

400

181,400

Yr.

2014

2014

2014

Total:

Code

B

L

O

Assessed Value

94,000

80,600

500

175,100

EXEMPTIONS

Year

Type

Description

Amount

Code

Description

Number

Amount

Comm. Int.

Other Assessments

Yr.

2016

2016

2016

Total:

Code

101

101

101

Assessed Value

102,900

78,100

400

181,400

Yr.

2015

2015

2015

Total:

Code

101

101

101

Assessed Value

102,900

78,100

400

181,400

Yr.

2014

2014

2014

Total:

Code

B

L

O

Assessed Value

94,000

80,600

500

175,100

ASSESSING NEIGHBORHOOD

NBHD/ SUB

0001/A

NBHD Name

Street Index Name

Tracing

101

Batch

MA

NOTES

BUILDING PERMIT RECORD

Permit ID

277

110

Issue Date

09/01/1992

01/01/1985

Type

MN

MN

Description

Manual Note

Manual Note

Amount

2,300

0

Insp. Date

% Comp.

0

0

Date Comp.

Comments

WOOD STOVE

SFR

VISIT/ CHANGE HISTORY

Date

09/28/2015

04/06/2004

03/31/2003

07/23/1992

05/06/1992

Type

IS

ID

317

250

316

131

107

Cd.

3

22

2

14

22

Purpose/Result

MEAS+INSPCTD

MAILER SENT

MEASURED

INSPECTED

MAILER SENT

LAND LINE VALUATION SECTION

B #

1

Use Code

101

Use Description

ONE FAM

Zone

RC

D

Front

Depth

Units

10,000

SF

Unit Price

7.81

I. Factor

1.0300

S.A.

5

Acre Disc

1.0000

C. Factor

1.00

ST. Idx

MA

Adj.

1.00

Notes- Adj

Special Pricing

Spec Use

Spec Calc

S Adj Fact

1.00

Adj. Unit Price

8.04

Land Value

80,400

Total Card Land Units:

0.23

AC

Parcel Total Land Area:

0.23

AC

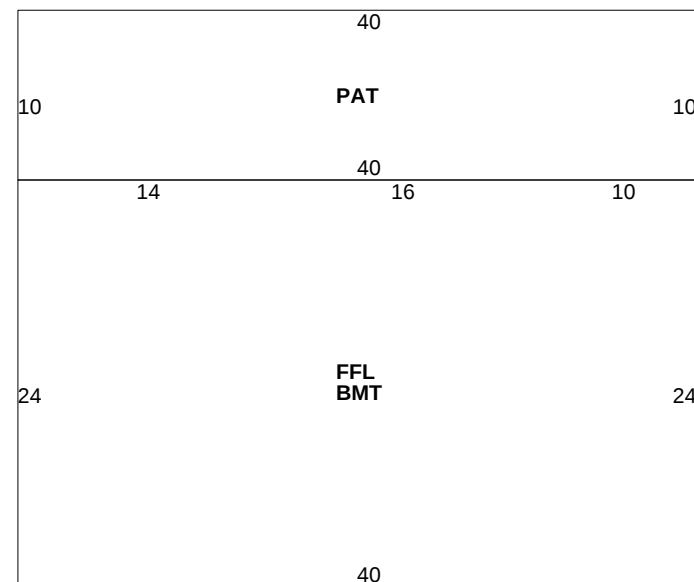
Total Land Value:

80,400

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		NO
Grade	C		AVERAGE	FBM Sqft	960		
Stories	1.00		1 STORY	Int vs Ext	S		SAME
Foundation	1		CONCRETE	MIXED USE			
Exterior Wall 1	4		VINYL	Code	Description		Percentage
Exterior Wall 2	16		STONE VENR	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:			127.87
Interior Floor 2	5		LINO/VINYL				
Heat Fuel	3		ELECTRIC				
Heat Type	6		ELECTRC BB	Replace Cost			149,858
AC Type	03		FULL	AYB			1985
Bedrooms	3			EYB			1992
Full Baths	2			Dep Code			AV
Half Baths	0			Remodel Rating			
Extra Fixtures	0			Year Remodeled			
Total Rooms	5			Dep %			22
Bath Style	A		AVERAGE	Functional Obslnc			
Kitchen Style	A		AVERAGE	External Obslnc			
Kitchens	1			Cost Trend Factor			1
Extra Kitchens	1			Condition			
Frame	1		WOOD	% Complete			
Basement Floor				Overall % Cond			78
Bsmt Garage	1			Apprais Val			116,900
Units	1			Dep % Ovr			0
WS Flues	1			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
02	SHED/FR			L	80	7.48	1995	A		AV	60	400
02	SHED/FR			L	120	7.48	2014	A		GD	70	600

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	960		25.57	24,550	
FFL	1ST FLOOR	960	960		127.87	122,751	
PAT	PATIO	0	400		6.39	2,557	
Ttl. Gross Liv/Lease Area:		960	2,320	1,172		149,858	



2006 6 16