

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		Code		Appraised Value		Assessed Value	
																RESIDNTL.		101		229,300		229,300					
																RES LAND		101		115,700		115,700					
SUPPLEMENTAL DATA																VISION											
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_390590_2858614										Received Field 7 Field 8 Field 9 Field 10 ASSOC PID#																	
Total																								345,000		345,000	
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		
															2016	101	226,900		2015	101	226,900		2014	B	223,700		
															2016	101	112,500		2015	101	112,500		2014	L	115,300		
															Total:		339,400		Total:		339,400		Total:		339,000		
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 VALUE SUMMARY Appraised Bldg. Value (Card) 229,300 Appraised XF (B) Value (Bldg) 0 Appraised OB (L) Value (Bldg) 0 Appraised Land Value (Bldg) 115,700 Special Land Value 0 Total Appraised Parcel Value 345,000 Valuation Method: C Adjustment: 0 Net Total Appraised Parcel Value 345,000											
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				
1	101	ONE FAM		RA				40,000	SF	2.20	1.2300	7	1.0000	1.00	MG	1.00			Spec Use	Spec Calc	.90	2.44	97,600				
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:					115,700		

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	06		COLONIAL	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	0		NONE
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	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:		81.04	
Heat Fuel	2		GAS	Replace Cost		260,617	
Heat Type	1		FORCED H/A				
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		229,300	
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		16.20	25,203
FFL	1ST FLOOR	1,556	1,556		81.04	126,095
GAR	GARAGE	0	576		32.36	18,639
OPF	OPEN PORCH	0	32		7.60	243
OSP	SCRN PORCH	0	168		12.06	2,026
SFL	2ND FLOOR	1,064	1,064		81.04	86,224
WDK	WOOD DECK	0	192		11.40	2,188

Ttl. Gross Liv/Lease Area:		2,620	5,144	3,216		260,617
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