

Print Date: 12/06/2016 10:51

CURRENT OWNER				TOPO.				UTILITIES				STRT./ROAD				LOCATION				CURRENT ASSESSMENT									
KAVANAGH BRENDAN KAVANAGH JESSICA 169 BROOKHAVEN DR EAST LONGMEADOW, MA 01028 Additional Owners:								1 TYPCL												Description		Code		Appraised Value		Assessed Value			
																RESIDNTL.		101		175,700		175,700							
																RES LAND		101		114,100		114,100							
																RESIDNTL.		101		2,300		2,300							
SUPPLEMENTAL DATA												Received Field 7 Field 8 Field 9 Field 10 ASSOC PID#								Total		292,100		292,100					
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_391040_2856431																													
RECORD OF OWNERSHIP				BK-VOL/PAGE				SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)														
KAVANAGH BRENDAN BEAN DANA R LECLAIR DONALD E + LINDA G,				20892/ 384 16646/ 359 03227/ 0308				10/20/2015 04/25/2007 11/17/1966		Q	I	345,000 375,000 0		00	Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value				
															2016	101	169,700		2015	101	169,700		2014	B	168,300				
															2016	101	110,500		2015	101	110,500		2014	L	113,700				
															2016	101	1,300		2015	101	1,300		2014	O	2,100				
Total:															281,500		Total:		281,500		Total:		284,100						
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:																APPRAISED VALUE SUMMARY													
														Appraised Bldg. Value (Card)				175,700											
														Appraised XF (B) Value (Bldg)				0											
														Appraised OB (L) Value (Bldg)				2,300											
														Appraised Land Value (Bldg)				114,100											
														Special Land Value				0											
														Total Appraised Parcel Value				292,100											
														Valuation Method:				C											
														Adjustment:				0											
														Net Total Appraised Parcel Value				292,100											
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							
																04/06/2007 10/05/2006 02/15/2000 02/03/2000 03/09/1992				250 311 247 247 170	P1 2 14 2 3	PHONE MESSAG MEASURED INSPECTED MEASURED MEAS+INSPCTD							
LAND LINE VALUATION SECTION																													
B #	Use Code	Use Description			Zone	D	Front	Depth	Units	SF	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		2.20	1.2300	7	1.0000	1.00	MG	1.00			Spec Use	Spec Calc	1.00	2.71	108,400					
1	101	ONE FAM			RA				1.01	AC	7,000.00	1.0000	0	1.0000	0.80	MG	1.00	TOP3				1.00	5,600.00	5,700					
Total Card Land Units:										1.93 AC		Parcel Total Land Area:1.93 AC										Total Land Value:						114,100	

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)					
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description		
Style	06		COLONIAL	#Heat Sys	1		NO		
Model	01		RESIDENTIAL	Central Vac	0				
Grade	C+		AVG. (+)	FBM Sqft	494				
Stories	2.00		2 STORY	Int vs Ext	S			SAME	
Foundation	1		CONCRETE	MIXED USE					
Exterior Wall 1	2		CLAPBOARD	Code	Description		Percentage		
Exterior Wall 2			GAMBREL ASPHALT SH DRYWALL	101	ONE FAM		100		
Roof Structure	3								
Roof Cover	1								
Interior Wall 1	1								
Interior Wall 2				COST/MARKET VALUATION					
Interior Floor 1	3		HARDWOOD	Adj. Base Rate:		85.46			
Interior Floor 2			GOOD GOOD						
Heat Fuel	2			GAS					
Heat Type	3			FORCED H/W	Replace Cost		237,485		
AC Type	01			NONE	AYB		1966		
Bedrooms	3			WOOD	EYB		1988		
Full Baths	1				Dep Code		GD		
Half Baths	1				Remodel Rating				
Extra Fixtures	0				Year Remodeled				
Total Rooms	7	Dep %			26				
Bath Style	G	Functional Obslnc							
Kitchen Style	G	External Obslnc							
Kitchens	1	Cost Trend Factor			1				
Extra Kitchens	0	Condition							
Frame	1	% Complete							
Basement Floor		Overall % Cond		74					
Bsmt Garage		Apprais Val		175,700					
Units	1	Dep % Ovr		0					
WS Flues		Dep Ovr Comment							
FBM Quality	1	Misc Imp Ovr		0					
Fireplaces	1	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	Apr Value
22	WOOD DK			L	120	9.20	1990	G		FR	700
19	PATIO			L	216	5.75	1990	A		FR	600
07	POOL A-C	OB	Outbuilding	L	24	69.00	2013	A		AV	1,000

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	988		17.13	16,920
EFP	ENCL PORCH	0	160		25.64	4,102
FFL	1ST FLOOR	1,324	1,324		85.46	113,145
GAR	GARAGE	0	440		34.18	15,040
OPF	OPEN PORCH	0	56		9.16	513
SFL	2ND FLOOR	939	939		85.46	80,244
STG	STORAGE	0	220		34.18	7,520
Ttl. Gross Liv/Lease Area:		2,263	4,127	2,779		237,485

