

CURRENT OWNER				TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT												
MCCOMBE JAMES A MCCOMBE VIRGINIA L 22 WILDER LN EAST LONGMEADOW, MA 01028 Additional Owners:						1	TYPCL					Description		Code	Appraised Value		Assessed Value							
												RESIDENTL.	101	155,800		155,800								
												RES LAND	101	111,100		111,100								
												RESIDENTL.	101	600		600								
SUPPLEMENTAL DATA												VISION												
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_384572_2849928						Received Field 7 Field 8 Field 9 Field 10 ASSOC PID#																		
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)											
MCCOMBE JAMES A				03737/ 0058		10/05/1972		U	I	0			Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value	
													2017	101	154,000		2016	101	152,300		2015	101	152,300	
													2017	101	109,100		2016	101	105,500		2015	101	105,500	
													2017	101	600		2016	101	600		2015	101	600	
Total:												263,700		Total:		258,400		Total:		258,400				
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												
NBHD/ SUB		NBHD Name		Street Index Name		Tracing		Batch																
0001/A						101		MG																
NOTES												Net Total Appraised Parcel Value 267,500												
NC=CK INTERIOR EFP																								
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							
230	09/24/2009	20	WOOD STOVE	3,000		0		FIREPLACE INSERT				11/22/2011			316	2	MEASURED							
117	05/21/2004	4	ADDITION	42,000		0		THREE SEASON ROOM				03/17/2005			311	14	INSPECTED							
												01/04/2005			311	2	MEASURED							
												04/22/1992			131	3	MEAS+INSPCTD							
												09/24/1980			500	3	MEAS+INSPCTD							
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	RAA				40,000 SF	2,32	1.1900	7	1.0000	1.00	MG	1.00		Spec Use	Spec Calc	1.00	2.76	110,400				
1	101	ONE FAM	RAA				0.10 AC	7,000.00	1.0000	0	1.0000	1.00	MG	1.00				1.00	7,000.00	700				
Total Card Land Units: 1.02 AC																		Parcel Total Land Area: 1.02 AC		Total Land Value: 111,100				

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	05		CAPE	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	0		NO
Grade	C		AVERAGE	FBM Sqft			
Stories	1.75		1 3/4 Stories	Int vs Ext	S		
Foundation	1		CONCRETE	MIXED USE			
Exterior Wall 1	1		WOOD SHING	Code	Description		Percentage
Exterior Wall 2	19		TEX 111	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	3		HARDWOOD	Adj. Base Rate:		88.15	
Interior Floor 2	4		CARPET				
Heat Fuel	3		ELECTRIC				
Heat Type	6		ELECTRC BB				
AC Type	01		NONE				
Bedrooms	3			Replace Cost	210,586		
Full Baths	2			AYB	1972		
Half Baths	0			EYB	1991		
Extra Fixtures	0			Dep Code	GD		
Total Rooms	7			Remodel Rating			
Bath Style	A		AVERAGE	Year Remodeled			
Kitchen Style	A		AVERAGE	Dep %	26		
Kitchens	1			Functional Obslnc			
Extra Kitchens	0			External Obslnc			
Frame	1		WOOD	Cost Trend Factor	1		
Basement Floor	12			Condition			
Bsmt Garage				% Complete			
Units	1			Overall % Cond	74		
WS Flues	1			Apprais Val	155,800		
FBM Quality				Dep % Ovr	0		
Fireplaces	2			Dep Ovr Comment			
				Misc Imp Ovr	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	140	7.48	2000	A		AV	60	600

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	1,152		17.60	20,274	
EFB	ENCL PORCH	0	426		26.49	11,283	
FFL	1ST FLOOR	1,152	1,152		88.15	101,547	
GAR	GARAGE	0	506		35.19	17,806	
PAT	PATIO	0	586		4.36	2,556	
TQS	3/4 STORY	648	864		66.11	57,120	
Ttl. Gross Liv/Lease Area:		1,800	4,686	2,389		210,586	

