

Property Location: 94 MEADOWBROOK RD
Vision ID: 6622

Account #6733

MAP ID: 79/ 32/ 16C/ /

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 101

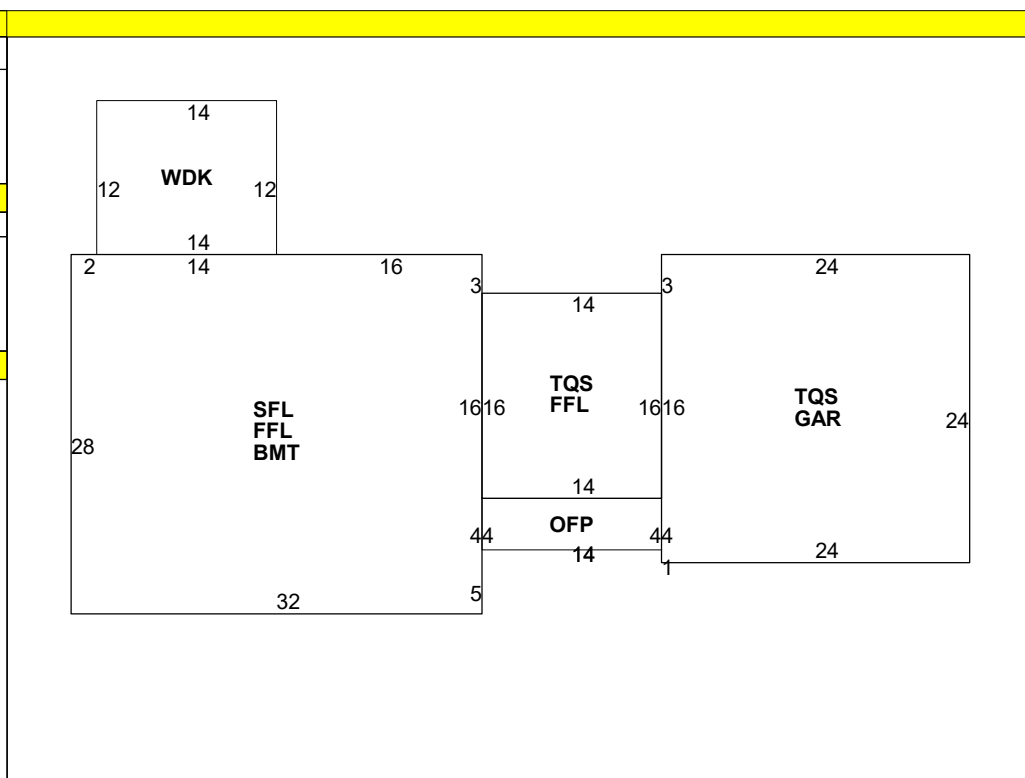
Print Date: 12/16/2017 11:24

CURRENT OWNER		TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT				1006 4ST LONGMEADOW, MA VISION										
CROTEAU JOSEPH A CROTEAU LUCY MARCELA 94 MEADOWBROOK RD EAST LONGMEADOW, MA 01028 Additional Owners:				1	TYPCL					Description	Code	Appraised Value	Assessed Value											
										RESIDENTL.	101	290,700	290,700											
										RES LAND	101	95,700	95,700											
										RESIDENTL.	101	800	800											
SUPPLEMENTAL DATA																								
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_392543_2843839						Received Field 7 Field 8 Field 9 Field 10 ASSOC PID#																		
										Total		387,200		387,200										
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)											
CROTEAU JOSEPH A TORCIA,MICHAEL A LEIGHTON ELIZABETH D,				16631/ 384 14919/ 175 0/ 0		04/19/2007 04/01/2005		U	1	380,000 213,000 0		G	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value			
													2017	101	279,800	2016	101	276,900	2015	101	276,900			
													2017	101	94,500	2016	101	91,300	2015	101	91,300			
													2017	101	800	2016	101	800	2015	101	800			
													Total:		375,100		Total:		369,000		Total:		369,000	
EXEMPTIONS				OTHER ASSESSMENTS								This signature acknowledges a visit by a Data Collector or Assessor APPRAISED VALUE SUMMARY Appraised Bldg. Value (Card)290,700 Appraised XF (B) Value (Bldg)0 Appraised OB (L) Value (Bldg)800 Appraised Land Value (Bldg)95,700 Special Land Value0 Total Appraised Parcel Value387,200 Valuation Method:C Adjustment:0 Net Total Appraised Parcel Value387,200												
Year	Type	Description		Amount	Code	Description	Number	Amount	Comm. Int.															
Total:																								
ASSESSING NEIGHBORHOOD																								
NBHD/ SUB		NBHD Name			Street Index Name			Tracing			Batch													
0001/A								101			MG													
NOTES																								
SUB DIV 961 05 PERMIT = 70` X 28` COLONIAL W/ATTACHED TWO CAR GARAGE FORMERLY 4 PARKER STREET																								
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							
228	07/22/2005	2	DWELLING	160,000		0		OC 3/21/2007 FORMER				03/28/2008			317	15	PERMIT VISIT							
												12/06/2007			250	22	MAILER SENT							
												03/15/2007			311	15	PERMIT VISIT							
												03/09/2007			311									
												03/09/2007			311	15	PERMIT VISIT							
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			
																	Spec Use	Spec Calc						
1	101	ONE FAM		RA				31,071 SF	2.88	1.1900	7	1.0000	1.00	MG	1.00			TRF2 190	.90	3.08	95,700			
Total Card Land Units:									0.71	AC	Parcel Total Land Area:						0.71 AC	Total Land Value:						95,700

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	06		COLONIAL	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	1		YES
Grade	B-		GOOD (-)	FBM Sqft	717		
Stories	2.00		2 STORY	Int vs Ext	S		SAME
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	3		HARDWOOD	Adj. Base Rate:		102.31	
Interior Floor 2	4		CARPET				
Heat Fuel	2		GAS				
Heat Type	1		FORCED H/A				
AC Type	03		FULL				
Bedrooms	4			Replace Cost	312,543		
Full Baths	3			AYB	2005		
Half Baths	1			EYB	2010		
Extra Fixtures	2			Dep Code	GD		
Total Rooms	8			Remodel Rating			
Bath Style	G		GOOD	Year Remodeled			
Kitchen Style	G		GOOD	Dep %	7		
Kitchens	1			Functional Obslnc			
Extra Kitchens	0			External Obslnc			
Frame	1		WOOD	Cost Trend Factor	1		
Basement Floor	12		CONCRETE	Condition			
Bsmt Garage				% Complete			
Units	1			Overall % Cond	93		
WS Flues	1			Apprais Val	290,700		
FBM Quality	1			Dep % Ovr	0		
Fireplaces	1			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	160	7.48	2007	A		GD	70	800

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	896		20.44	18,313	
FFL	1ST FLOOR	1,120	1,120		102.31	114,582	
GAR	GARAGE	0	576		40.85	23,530	
OFP	OPEN PORCH	0	56		10.96	614	
SFL	2ND FLOOR	896	896		102.31	91,666	
TQS	3/4 STORY	600	800		76.73	61,383	
WDK	WOOD DECK	0	168		14.62	2,455	
Ttl. Gross Liv/Lease Area:		2,616	4,512	3,055		312,543	



2009 7 9