Property Location: 30 KINGMAN AV | MAP ID: 3B/ 26/ 733/ / | Bldg Name: | State Use: 101

Vision ID: 3285 | Account #3338 | Bldg #: 1 of 1 | Sec #: 1 of 1 | Card 1 of 1 | Print Date: 12/07/2018 11:04

CURRENT OWNER	TOPO.	UTILITIES	STRT./ROAD	LOCATION
LARO MARY C LE LARO GEORGE C 30 KINGMAN AVE EAST LONGMEADOW, MA 01028 Additional Owners:		1 TYPCL		

SUPPLEMENTAL DATA

Other ID:	Received
SP Permit	Field 7
Chapter Land	Field 8
OC Dates	Field 9
In+Ex FY	Field 10
Mailed	
GIS ID: F_376083_2852823	ASSOC PID#

CURRENT ASSESSMENT

Description	Code	Appraised Value	Assessed Value
RESIDNTL.	101	118,100	118,100
RES LAND	101	83,000	83,000
RESIDNTL.	101	8,600	8,600
	Total	209,700	209,700

1006
4ST LONGMEADOW, M

VISION

RECORD OF OWNERSHIP

	BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.
LARO MARY C LE	13915/ 582	01/23/2004	U	I	1	A
LARO JOSEPH F + MARY C,	02473/ 0593	06/11/1956	U	I	0	

PREVIOUS ASSESSMENTS (HISTORY)

Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
2018	101	112,500	2017	101	110,100	2016	101	108,900
2018	101	83,000	2017	101	81,100	2016	101	78,700
2018	101	8,600	2017	101	8,600	2016	101	8,600
	Total:	204,100		Total:	199,800		Total:	196,200

EXEMPTIONS

Year	Type	Description	Amount
		Total:	

OTHER ASSESSMENTS

Code	Description	Number	Amount	Comm. Int.

This signature acknowledges a visit by a Data Collector or Assessor

APPRAISED VALUE SUMMARY

Appraised Bldg. Value (Card)	118,100
Appraised XF (B) Value (Bldg)	0
Appraised OB (L) Value (Bldg)	8,600
Appraised Land Value (Bldg)	83,000
Special Land Value	0
Total Appraised Parcel Value	209,700
Valuation Method:	C
Adjustment:	0
Net Total Appraised Parcel Value	**209,700**

ASSESSING NEIGHBORHOOD

NBHD/ SUB	NBHD Name	Street Index Name	Tracing	Batch
0001/A			101	MA

NOTES

BUILDING PERMIT RECORD

Permit ID	Issue Date	Type	Description	Amount	Insp. Date	% Comp.	Date Comp.	Comments

VISIT/ CHANGE HISTORY

Date	Type	IS	ID	Cd.	Purpose/Result
03/21/2018			333	3	MEAS+INSPCTD
07/13/2006			311	3	MEAS+INSPCTD
06/26/2006			250	22	MAILER SENT
04/06/2004			250	22	MAILER SENT
04/01/2004			316	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 Spec Use	Special Pricing Spec Calc	S Adj Fact	Adj. Unit Price	Land Value
1	101	ONE FAM	RC				12,000	SF	6.92	1.0000	5	1.0000	1.00	MA	1.00				1.00	6.92	83,000

Total Card Land Units: 0.28 AC | Parcel Total Land Area: 0.28 AC | Total Land Value: 83,000

Property Location: 30 KINGMAN AV **MAP ID:** 3B/ 26/ 733/ / **Bldg Name:** **State Use:** 101

Vision ID: 3285 **Account #3338** **Bldg #:** 1 of 1 **Sec #:** 1 of 1 **Card** 1 of 1 **Print Date:** 12/07/2018 11:04

CONSTRUCTION DETAIL

Element	Cd.	Ch.	Description
Style	05		CAPE
Model	01		RESIDENTIAL
Grade	C		AVERAGE
Stories	1.50		1 1/2 STORIES
Foundation	1		CONCRETE
Exterior Wall 1	4		VINYL
Exterior Wall 2			
Roof Structure	1		GABLE
Roof Cover	1		ASPHALT SH
Interior Wall 1	2		PLASTER
Interior Wall 2			
Interior Floor 1	3		HARDWOOD
Interior Floor 2	4		CARPET
Heat Fuel	1		OIL
Heat Type	1		FORCED H/A
AC Type	01		NONE
Bedrooms	3		
Full Baths	1		
Half Baths	0		
Extra Fixtures	0		
Total Rooms	7		
Bath Style	A		AVERAGE
Kitchen Style	A		AVERAGE
Kitchens	1		
Extra Kitchens	0		
Frame	1		WOOD
Basement Floor	12		CONCRETE
Bsmt Garage			
Units	1		
WS Flues			
FBM Quality			
Fireplaces	1		

CONSTRUCTION DETAIL (CONTINUED)

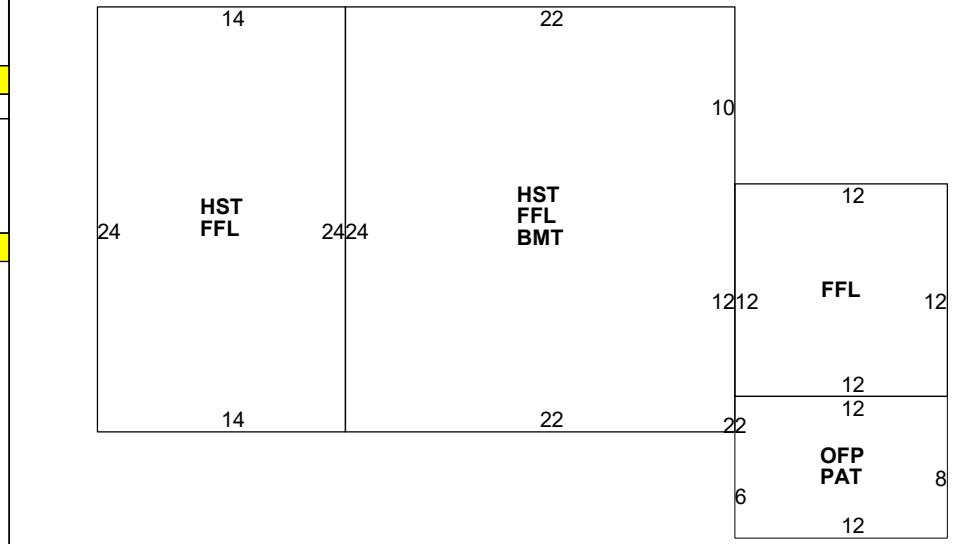
Element	Cd.	Ch.	Description
#Heat Sys	1		
Central Vac	0		NO
FBM Sqft			
Int vs Ext	S		SAME

MIXED USE

Code	Description	Percentage
101	ONE FAM	100

COST/MARKET VALUATION

Adj. Base Rate:	108.04
Replace Cost	168,653
AYB	1943
EYB	1988
Dep Code	GD
Remodel Rating	
Year Remodeled	
Dep %	30
Functional Obslnc	
External Obslnc	
Cost Trend Factor	1
Condition	
% Complete	
Overall % Cond	70
Apprais Val	118,100
Dep % Ovr	0
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	98	7.48	1975	A		AV	60	400
03	GARAGE	OB	Outbuilding	L	484	28.18	1943	A		AV	60	8,200

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	528		21.69	11,452
FFL	1ST FLOOR	1,008	1,008		108.04	108,906
HST	HALF STORY	432	864		54.02	46,674
OFP	OPEN PORCH	0	96		11.25	1,080
PAT	PATIO	0	96		5.63	540
	Ttl. Gross Liv/Lease Area:	1,440	2,592	1,561		168,653