

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
TOMROC HOLDINGS LLC 40 ISLAND POND RD SPRINGFIELD MA 01118 GIS ID F_380858_2846702												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW										
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	147100		147,100												
												RES LAND		101	83800		83,800												
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	300		300												
				SUPPLEMENTAL DATA										Total		231,200		231,200											
				Alt Prcl ID SP Permit FDC:FDC Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																					
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
TOMROC HOLDINGS LLC PATTENAUE SCOTT PROBERT BERYL M,				20109		0328		11-22-2013		U		I		129,000		1		Year		Code	Assessed	Year		Code	Assessed	Year		Code	Assessed
				13712		0042		10-16-2003		U		I		181,500				2019		101	143,200	2018		101	132,800	2017		101	128,200
				05628		0027		06-08-1984		U		I		55,000						101	81,400			101	81,400			101	79,500
																				101	300			101	300			101	300
				Total		0.00										Total		224900		Total		214500		Total		208000			
EXEMPTIONS								OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor																	
Year	Code	Description		Amount		Code	Description		YEAR		Amount		Comm Int																
Total				0.00																									
ASSESSING NEIGHBORHOOD																													
Nbhd		Nbhd Name		B		Tracing		Batch																					
0001						101		MA																					
NOTES																													
																Appraised BLDG. Value (Card)										147,100			
																Appraised Xf (B) Value (Bldg)										0			
																Appraised Ob (B) Value (Bldg)										300			
																Appraised Land Value (Bldg)										83,800			
																Special Land Value										0			
																Total Appraised Parcel Value										231,200			
																Valuation Method										C			
																Adjustment													
																Net Total Appraised Parcel Value										231,200			
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					
201802482		07-25-2018		12	REROOF		7,250		06-10-2019		100		06-10-2019				06-10-2019					400	15	PERMIT VISIT					
201400085		01-22-2014		42	REPAIRS		10,000		04-22-2014		100		04-22-2014		ROOF, SIDING, DE		04-08-2015					105	15	PERMIT VISIT					
170		06-25-2004		11	POOL		200								27' ABV GRND		04-22-2014					105	15	PERMIT VISIT					
228		09-11-1996		MN	Manual Note		6,000								REROOF		01-03-2005					311	15	PERMIT VISIT					
																	03-18-2004					250	22	MAILER SENT					
																	09-19-2003					274	2	MEASURED					
																	12-31-1996					200	15	PERMIT VISIT					
LAND LINE VALUATION SECTION																													
B	Use Co	Description		Zone	D	Fronta	Depth	Land Units		Unit Price		I. Fact	S.A.	Ac Di	C. Fact	St. Idx	Adj	Notes		Special Pricing			Size A	Adj Unit Pric	Land Value				
1	101	ONE FAM		RA				33,106	SF	2.81		1.000	5	LAND	1.00	MA	1.00			0 TRF2			0.9	1.000	2.53	83,800			
Total Card Land Units								0.760	AC	Parcel Total Land Area: 0.7600								Total Land Value								83,800			

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.50	1 1/2 STORIES	Units	1	
Foundation	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate	97.18	
Interior Floor 1	4	CARPET	RCN	191,070	
Interior Floor 2	3	HARDWOOD	Net Other Adj		
Heat Fuel	1	OIL	Year Built	1941	
Heat Type	3	FORCED H/W	Effective Year Built	1995	
AC Type	03	FULL	Depreciation Code	GV	
Bedrooms	3		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %	23	
Extra Fixtures	0		Functional Obsol		
Total Rooms	6		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor	1	
Half Bath Style	A	AVERAGE	Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition	77	
Extra Kitchens	0		RCNLD	147,100	
Extra Kitchen St			Dep % Ovr		
FBM Sqft	300		Dep Ovr Comment		
FBM Quality	3		Misc Imp Ovr		
Fireplaces	1		Misc Imp Ovr Comment		
WS Flues			Cost to Cure Ovr		
Central Vac	0	NO	Cost to Cure Ovr Comment		
Frame	1	WOOD			

OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)													
Code	Description	Su	Sub Type	Lan	Units	Unit Price	Yr Blt	%	Dep.	Cond	Gra	Qual	Apprais Va
02	SHED/FR			L	72	7.48	1972	60	0.00	AV	A	1.00	300

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	600		23.29	13,972	
FFL	1ST FLOOR	1,149	1,149		116.44	133,784	
HST	HALF STORY	300	600		58.22	34,931	
STG	STORAGE	0	72		46.90	3,377	
WDK	WOOD DECK	0	308		16.26	5,007	
Ttl Gross Liv / Lease Area		1,449	2,729	1,641		191,070	

