

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW											
MAGNUS HEATHER R SOLIE CHRISTOPHER M 15 LOMBARD AV EAST LONGMEADOW MA 01028		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed												
						RESIDNTL.	101	216200	216,200												
						RES LAND	101	63200	63,200												
		DRAINAGE		VIEW	COMMUNITY																
SUPPLEMENTAL DATA						Total				279,400	279,400										
GIS ID F_375953_2855442		Alt Prcl ID SP Permit Chapter Land OC Dates 9/19/2016 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)													
VO THONG THANH MAGNUS HEATHER R BAKER BRIAN CARABETTA MICHAEL RINALDI JAMES A		22629	439	04-18-2019	Q	I	265,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed				
		21468	0150	11-30-2016	Q	I	260,000	00	2019	101	210,400	2018	101	194,900	2017	101	91,800				
		21091	0177	03-09-2016	U	V	55,000	1		101	61,300		101	61,300		101	58,200				
		20688	0066	05-01-2015	U	V	55,000	1													
		10522	0161	11-12-1998	U	V	1	1A	Total		271700	Total		256200	Total		150000				
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						130		MF													
NOTES																					
BK PLAN 286-23																					
BUILDING PERMIT RECORD																					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Type	Is	Id	Cd	Purpose/Result							
201600977	03-23-2016	2	DWELLING	130,000	10-18-2016	100	09-19-2016	OC 9/19/2016 172	01-23-2017			317	16	FIELDREV CHG							
									10-18-2016			400	25	OC VISIT							
									06-10-2016			317	2	MEASURED							
									05-27-1980			500	3	MEAS+INSPCTD							
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	RC				5,400 SF	15.40	0.760	3	LAND	1.00	MF	1.00		0		1.000	11.70	63,200	
Total Card Land Units							0.124	AC	Parcel Total Land Area:				0.1240	Total Land Value							63,200

Property Location 15 LOMBARD AV
 Vision ID 2448 Account # 2491

Map ID 2B/ 72/ 546/ /
 Bldg # 1

Bldg Name
 Sec # 1 of 1

Card # 1 of 1

State Use 101
 Print Date 12/18/2019 3:04:05 P

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C+	AVG. (+)	#Heat Sys	1.00	
Stories	2		Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2	8	BRICK VENR	101	ONE FAM	Percentage
Roof Structure	1	GABLE			100
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL			0
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate	94.35	
Interior Floor 2	4	CARPET	RCN	218,342	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	2016	
AC Type	03	FULL	Effective Year Built	2017	
Bedrooms	3		Depreciation Code	GD	
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures			Depreciation %	1	
Total Rooms	7		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style	G	GOOD	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens			Overall % Condition	99	
Extra Kitchen St			RCNLD	216,200	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces			Misc Imp Ovr		
WS Flues			Misc Imp Ovr Comment		
Central Vac			Cost to Cure Ovr		
Frame	1	WOOD	Cost to Cure Ovr Comment		

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

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	652		24.43	15,928	
FFL	1ST FLOOR	652	652		122.53	79,887	
GAR	GARAGE	0	240		49.01	11,763	
OFP	OPEN PORCH	0	100		12.25	1,225	
PAT	PATIO	0	90		6.81	613	
SFL	2ND FLOOR	864	864		122.53	105,863	
WDK	WOOD DECK	0	180		17.02	3,063	
Ttl Gross Liv / Lease Area		1,516	2,778	1,782		218,342	

