

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
GAFFNEY MICHAEL A GAFFNEY JENNIFER M 264 PARKER ST E LONGMEADOW MA 01028 GIS ID F_391559_2848780												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW										
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	257500		257,500												
												RES LAND		101	102400		102,400												
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	13600		13,600												
				SUPPLEMENTAL DATA																									
				Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																					
												Total		373,500		373,500													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
GAFFNEY MICHAEL A BERGERON DAVID B +,				10746		0559		04-30-1999		U		I		245,000		1		Year		Code	Assessed	Year		Code	Assessed	Year		Code	Assessed
				05872		0165		08-09-1985		U		I		29,900				2019		101	250,200	2018		101	230,500	2017		101	224,100
																		101	99,600			101	99,600			101	97,600		
																		101	13,600			101	13,600			101	13,600		
				Total												Total		363400		Total		343700		Total		335300			
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			MG																		
NOTES																													
																Appraised BLDG. Value (Card)										257,500			
																Appraised Xf (B) Value (Bldg)										0			
																Appraised Ob (B) Value (Bldg)										13,600			
																Appraised Land Value (Bldg)										102,400			
																Special Land Value										0			
																Total Appraised Parcel Value										373,500			
																Valuation Method										C			
																Adjustment													
																Net Total Appraised Parcel Value										373,500			
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					
210		07-01-1988		MN	Manual Note		5,000								ADDITION		06-06-2018					333	3	MEAS+INSPCTD					
200		06-01-1988		MN	Manual Note		5,000								POOL I		06-29-2006					311	3	MEAS+INSPCTD					
222		01-01-1985		MN	Manual Note										SFR		05-25-2006					311	1	LEFT NOTICE					
																	01-03-2000					247	3	MEAS+INSPCTD					
																	08-03-1992					131	14	INSPECTED					
																	08-20-1990					131	2	MEASURED					
																	12-15-1988					107	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		RAA				40,003	SF	2.39		1.190	7	LAND	1.00	MG	1.00				0	TRF1	0.9	1.000	2.56	102,400			
Total Card Land Units								0.918	AC	Parcel Total Land Area:				0.9183	Total Land Value										102,400				

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	2	CLAPBOARD	Code	Description	Percentage
Exterior Wall 2	8	BRICK VENR	101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		79.38
Interior Floor 1	3	HARDWOOD	RCN		317,859
Interior Floor 2	4	CARPET	Net Other Adj		
Heat Fuel	2	GAS	Year Built		1985
Heat Type	3	FORCED H/W	Effective Year Built		1999
AC Type	01	NONE	Depreciation Code		GD
Bedrooms	4		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		19
Extra Fixtures	0		Functional Obsol		
Total Rooms	9		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor		1
Half Bath Style	G	GOOD	Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition		81
Extra Kitchens	0		RCNLD		257,500
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Fireplaces	1		Misc Imp Ovr Comment		
WS Flues	1		Cost to Cure Ovr		
Central Vac	1	YES	Cost to Cure Ovr Comment		
Frame	1	WOOD			

MIXED USE		
Code	Description	Percentage
101	ONE FAM	100
		0
		0

COST / MARKET VALUATION	
Adj Base Rate	79.38
RCN	317,859
Net Other Adj	
Year Built	1985
Effective Year Built	1999
Depreciation Code	GD
Remodel Rating	
Year Remodeled	
Depreciation %	19
Functional Obsol	
External Obsol	
Cost Trend Factor	1
Condition	
% Complete	
Overall % Condition	81
RCNLD	257,500
Dep % Ovr	
Dep Ovr Comment	
Misc Imp Ovr	
Misc Imp Ovr Comment	
Cost to Cure Ovr	
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
11	POOL I-V	OB	Outbuildi	L	648	29.00	1988	70	0.00	GD	A	1.00	13,200
02	SHED/FR			L	80	7.48	2003	70	0.00	GD	A	1.00	400

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,270		19.68	24,988	
CFL	CATHEDRAL CE	320	320		101.45	32,465	
FFL	1ST FLOOR	1,290	1,290		98.38	126,907	
GAR	GARAGE	0	576		39.28	22,627	
OPF	OPEN PORCH	0	108		10.02	1,082	
SFL	2ND FLOOR	1,066	1,066		98.38	104,871	
WDK	WOOD DECK	0	360		13.66	4,919	
Ttl Gross Liv / Lease Area		2,676	4,990	3,231		317,859	

