

Property Location

54 DONAMOR LN

Map ID

16/ 159/ 15/ /

Bldg Name

State Use

101

Vision ID

685

Account #

707

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

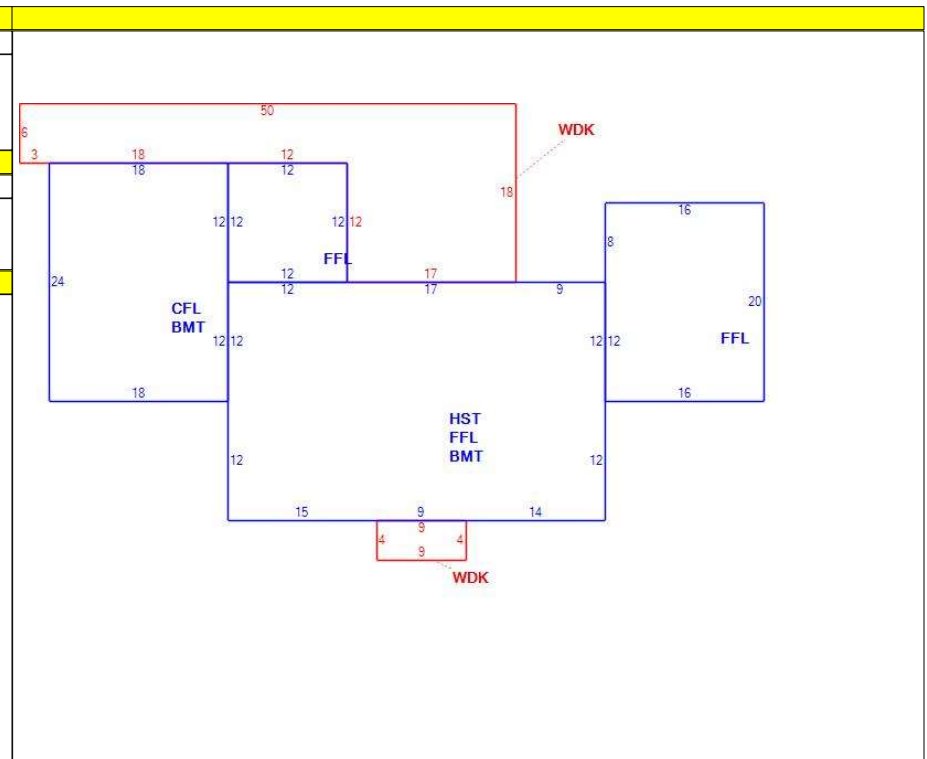
12/18/2019 10:25:22

CURRENT OWNER		TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT				1006 EAST LONGMEADOW														
MCDONALD FRANCEEN WALKER 54 DONAMOR LN EAST LONGMEADOW MA 01028 GIS ID F_378860_2850308		TOPO WET		EASEMENT		TRAFFIC		CORNER		Description	Code	Appraised	Assessed															
										RESIDNTL.	101	218400	218,400															
		DRAINAGE				VIEW		COMMUNITY		RES LAND	101	86600	86,600															
										RESIDNTL.	101	4700	4,700															
		SUPPLEMENTAL DATA								Total				309,700		309,700												
		Alt Prcl ID SP Permit 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)														
MCDONALD FRANCEEN WALKER MCDONALD JASON M N SCHWARTZ,MEGAN MEYER CHAD P + KARI L, POND ROBERT K		21998 0054		12-21-2017		U I				1		1A		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed						
		15057 0358		05-31-2005		U I				300,000		1		2019	101	212,600	2018	101	197,100	2017	101	189,900						
		13818 0592		12-05-2003		U I				285,000													101	84,100	101	84,100	101	82,000
		09648 0455		10-09-1996		U I				113,000																		
03317 0062		02-01-1968		U I				0																				
														Total		301400		Total		285900		Total		276600				
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																												
BUILDING PERMIT RECORD																												
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Type	Is	Id	Cd	Purpose/Result														
201601167	04-07-2016	91	INSULATION	1,600		0			04-23-2014			105	15	PERMIT VISIT														
201303064	11-19-2013	25	WINDOWS	3,000	04-23-2014	100	04-23-2014		04-01-2004			250	22	MAILER SENT														
341	12-18-2002	4	ADDITION	20,000				REHAB ROOM OC	02-26-2004			311	2	MEASURED														
207	08-09-2001	4	ADDITION	15,000				FAMILY RM W/CAT	02-02-2004			296	15	PERMIT VISIT														
									03-11-2003			274	15	PERMIT VISIT														
									01-14-2003			274	15	PERMIT VISIT														
									02-07-2002			274	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	RC				14,827 SF	5.84	1.000	5	LAND	1.00	MA	1.00			0		1.000	5.84	86,600							
Total Card Land Units							0.340	AC	Parcel Total Land Area: 0.3404							Total Land Value							86,600					

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor		
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.50	1 1/2 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	Percentage
Exterior Wall 2			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		83.68
Interior Floor 1	4	CARPET	RCN		263,111
Interior Floor 2	3	HARDWOOD	Net Other Adj		
Heat Fuel	2	GAS	Year Built		1968
Heat Type	1	FORCED H/A	Effective Year Built		2001
AC Type	03	FULL	Depreciation Code		VG
Bedrooms	4		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %		17
Extra Fixtures	1		Functional Obsol		
Total Rooms	8		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		83
Extra Kitchens	0		RCNLD		218,400
Extra Kitchen St			Dep % Ovr		
FBM Sqft	941		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			

MIXED USE		
Code	Description	Percentage
101	ONE FAM	100
		0
		0

COST / MARKET VALUATION		
Adj Base Rate		83.68
RCN		263,111
Net Other Adj		
Year Built		1968
Effective Year Built		2001
Depreciation Code		VG
Remodel Rating		
Year Remodeled		
Depreciation %		17
Functional Obsol		
External Obsol		
Cost Trend Factor		1
Condition		
% Complete		
Overall % Condition		83
RCNLD		218,400
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
03	GARAGE	OB	Outbuildi	L	280	28.18	1954	60	0.00	AV	A	1.00	4,700

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,344		20.08	26,993
CFL	CATHEDRAL CE	432	432		103.37	44,655
FFL	1ST FLOOR	1,376	1,376		100.35	138,078
HST	HALF STORY	456	912		50.17	45,758
WDK	WOOD DECK	0	540		14.12	7,626
Ttl Gross Liv / Lease Area		2,264	4,604	2,622		263,111

