

Property Location

39 DONAMOR LN

Map ID

16/ 163/ 11/ /

Bldg Name

State Use

101

Vision ID

690

Account #

712

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

12/18/2019 10:26:14

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW										
LYNCH RAYMOND F, MARTIN H LYNCH MEGHAN E 39 DONAMOR LN EAST LONGMEADOW MA 01028		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed											
						RESIDENTL.	101	118800	118,800											
						RES LAND	101	84600	84,600											
		DRAINAGE		VIEW	COMMUNITY															
		SUPPLEMENTAL DATA				Total				203,400	203,400									
GIS ID F_379038_2850018 Mailed		Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY 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)												
LYNCH RAYMOND F, MARTIN H LYNCH RAYMOND F		22355 02266	0300 0437	09-12-2018 09-22-1953	U U	I I	10 0	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed			
									2019	101 101	115,400 82,100	2018	101 101	106,200 82,100	2017	101 101	106,400 80,300			
		Total						197500			Total			188300			Total		186700	
EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor												
Year	Code	Description	Amount	Code	Description	YEAR	Amount											Comm Int		
											APPRAISED VALUE SUMMARY									
Total			0.00						Appraised BLDG. Value (Card) 118,800 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 0 Appraised Land Value (Bldg) 84,600 Special Land Value 0 Total Appraised Parcel Value 203,400 Valuation Method C Adjustment Net Total Appraised Parcel Value 203,400											
ASSESSING NEIGHBORHOOD																				
Nbhd		Nbhd Name		B		Tracing		Batch												
0001						101		MA												
NOTES																				
WALK-OUT BASEMENT																				
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						
320	10-01-1987	MN	Manual Note	30,000				FAMRM+KIT	09-09-2016 02-26-2004 11-17-1988 05-20-1980			317 311 107 500	3 3 15 3	MEAS+INSPCTD MEAS+INSPCTD PERMIT VISIT 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				9,375 SF	9.02	1.000	5	LAND	1.00	MA	1.00		0		1.000	9.02	84,600
Total Card Land Units							0.215	AC	Parcel Total Land Area: 0.2152				Total Land Value							84,600

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	1.75	1 3/4 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	1	WOOD SHING	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		88.89
Interior Floor 1	4	CARPET	RCN		208,425
Interior Floor 2	3	HARDWOOD	Net Other Adj		
Heat Fuel	2	GAS	Year Built		1954
Heat Type	1	FORCED H/A	Effective Year Built		1975
AC Type	01	NONE	Depreciation Code		AV
Bedrooms	4		Remodel Rating		
Full Baths	1		Year Remodeled		
Half Baths	0		Depreciation %		43
Extra Fixtures	0		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		57
Extra Kitchens	0		RCNLD		118,800
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			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

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,200		19.56	23,473	
EFB	ENCL PORCH	0	24		28.53	685	
FFL	1ST FLOOR	1,200	1,200		97.81	117,367	
TQS	3/4 STORY	684	912		73.35	66,899	
Ttl Gross Liv / Lease Area		1,884	3,336	2,131		208,425	

