

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
PELOQUIN JAMES R PELOQUIN ROBYN M 82 AVERY ST EAST LONGMEADOW MA 01028												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW										
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	161100		161,100												
												RES LAND		101	88200		88,200												
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	6800		6,800												
				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#																					
GIS ID F_375677_2852165												Total		256,100		256,100													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
PELOQUIN JAMES R MACNEIL KELLY S MAURER JENNIFER E MAHONEY SEAN M, MCCARTHY RONALD G ,				21253 0250		07-07-2016		Q		I		262,000		00		Year		Code	Assessed	Year	Code	Assessed	Year	Code	Assessed				
				20432 0285		09-19-2014		Q		I		233,500		00		2020		101	157,900	2019	101	158,800	2018	101	148,900				
				19001 0281		11-18-2011		U		I		239,000						101	88,200		101	85,700		101	85,700				
				18731 0416		04-08-2011		U		I		247,000						101	6,800		101	6,800		101	6,800				
				08030 0480		04-29-1992		U		I		150,000																	
														Total		252900		Total		251300		Total		241400					
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		NA																					
NOTES																													
SUB DIV 518																Appraised BLDG. Value (Card)										161,100			
																Appraised Xf (B) Value (Bldg)										0			
																Appraised Ob (B) Value (Bldg)										6,800			
																Appraised Land Value (Bldg)										88,200			
																Special Land Value										0			
																Total Appraised Parcel Value										256,100			
																Valuation Method										C			
																Adjustment													
																Net Total Appraised Parcel Value										256,100			
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	
201802959		10-10-2018		62		SOLAR		26,955		06-03-2019		100		06-03-2019		POOL A SFR		06-03-2019						400		15		PERMIT VISIT	
66		03-28-2011		91		INSULATION		2,248						01-26-2017				317						16		FIELDREV CHG			
109		05-01-1989		MN		Manual Note		10,000						09-30-2016				317						3		MEAS+INSPCTD			
219		01-01-1986		MN		Manual Note								12-13-2013				317						3		MEAS+INSPCTD			
														12-15-2004				311						14		INSPECTED			
														04-06-2004		250		22		MAILER SENT									
														04-02-2004		311		2		MEASURED									
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				10,237	SF	8.29	1.040	6	LAND	1.00	NA	1.00					0			1.000	8.62	88,200			
Total Card Land Units								0.235	AC	Parcel Total Land Area:				0.2350	Total Land Value										88,200				

CONSTRUCTION DETAIL							CONSTRUCTION DETAIL (CONTINUED)						
Element		Cd	Description				Element		Cd	Description			
Style	18		SPLIT ENT				Basement Floor	12	CONCRETE				
Model	01		RESIDENTIAL				Bsmt Garage	2					
Grade	C		AVERAGE				#Heat Sys	1.00					
Stories	1.00		1 STORY				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				109.74		
Interior Floor 1	4		CARPET				RCN				214,837		
Interior Floor 2	3		HARDWOOD				Net Other Adj						
Heat Fuel	2		GAS				Year Built				1986		
Heat Type	1		FORCED H/A				Effective Year Built				1993		
AC Type	03		FULL				Depreciation Code				AG		
Bedrooms	3						Remodel Rating						
Full Baths	2						Year Remodeled						
Half Baths	0						Depreciation %				25		
Extra Fixtures	0						Functional Obsol						
Total Rooms	6						External Obsol						
Bath Style	G		GOOD				Cost Trend Factor				1		
Half Bath Style							Condition						
Kitchens	1						% Complete						
Kitchen Style	G		GOOD				Overall % Condition				75		
Extra Kitchens	0						RCNLD				161,100		
Extra Kitchen St							Dep % Ovr						
FBM Sqft	706						Dep Ovr Comment						
FBM Quality	3						Misc Imp Ovr						
Fireplaces	2						Misc Imp Ovr Comment						
WS Flues							Cost to Cure Ovr						
Central Vac	1		YES				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
09	POOL A-R	OB	Outbuildi	L	576	12.08	1989	60	0.00	AV	A	1.00	4,200
02	SHED/FR			L	96	7.48	1989	60	0.00	AV	A	1.00	400
22	WOOD DK			L	320	9.20	1989	60	0.00	AV	A	1.00	1,800
02	SHED/FR			L	80	7.48	2013	60	0.00	AV	A	1.00	400
SOL	Solar Panels	EX	Extra Fea	B		0.00	2018	75	1.00			0.00	0
BUILDING SUB-AREA SUMMARY SECTION													
Subarea	Description					Living	Gross	Eff Area	Unit Cost	Undeprec Value			
FFL	1ST FLOOR					1,164	1,164		141.62	164,845			
LLV	LOWR LEVEL					0	1,092		35.40	38,662			
OSP	SCRN PORCH					0	220		21.24	4,673			
WDK	WOOD DECK					0	336		19.81	6,656			
Ttl Gross Liv / Lease Area						1,164	2,812	1,517		214,837			

