

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
HANIFAN THOMAS + DONNA 30 PONDVIEW DR EAST LONGMEADOW MA 01028 GIS ID F_385880_2856878 Mailed												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW										
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	379900		379,900												
												RES LAND		101	161500		161,500												
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	1000		1,000												
				SUPPLEMENTAL DATA								Total		542,400		542,400													
				Alt Prcl ID SP Permit Chapter Land OC Dates 7/24/2015 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)													
HANIFAN THOMAS + DONNA JOSEPH CHAPDELAIN + SONS INC EAST LONGMEADOW GROUP INVENTORS EAST LONGMEADOW GROUP ,INVENTORS EAST LONGMEADOW RETIREMENTLLC ,FA				20456	0115	10-08-2014	U	V			140,000	1	2020	101	363,500	2019	101	353,400	2018	101	335,900								
				20151	0213	12-30-2013	U	V			250,000	1V																	
				19822	0560	05-16-2013	U	V			1	1F																	
				19427	0250	09-04-2012	U	I			1	1B																	
				16116	0294	08-09-2006	U	V			1,350,000	1	Total	526000	Total	511000	Total	493500											
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																				APPRaised VALUE SUMMARY Appraised BLDG. Value (Card) 379,900 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 1,000 Appraised Land Value (Bldg) 161,500 Special Land Value 0 Total Appraised Parcel Value 542,400 Valuation Method C Adjustment Net Total Appraised Parcel Value 542,400									
Nbhd		Nbhd Name		B		Tracing		Batch																					
0001						101		MG																					
NOTES																													
SUB DIV 893-SUB DIV 1011 FY15 PLAN 1118 BK PG 368-98 TAKEN FROM PAREL 58-1-D																													
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	
201402699		10-23-2014		2		DWELLING		425,000		06-24-2015		100				OC 7/24/2015 1920		03-03-2017						317		15		PERMIT VISIT	
																		06-24-2016						317		15		PERMIT VISIT	
																		03-11-2016						317		15		PERMIT VISIT	
																		07-23-2015						400		25		OC VISIT	
																		06-24-2015						317		15		PERMIT VISIT	
																		05-08-2015						317		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		RA				30,531	SF	3.02		1.750	2	LAND	1.00	NS	1.00			0			1.000		5.29		161,500		
Total Card Land Units								0.701	AC	Parcel Total Land Area: 0.7009								Total Land Value										161,500	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	B	GOOD	#Heat Sys	1.00	
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	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		80.14
Interior Floor 1	3	HARDWOOD	RCN		391,600
Interior Floor 2	4	CARPET	Net Other Adj		
Heat Fuel	2	GAS	Year Built		2014
Heat Type	1	FORCED H/A	Effective Year Built		2015
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	3		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		3
Extra Fixtures	1		Functional Obsol		
Total Rooms	6		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		97
Extra Kitchens			RCNLD		379,900
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			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
02	SHED/FR			L	192	7.48	2016	70	0.00	GD	A	1.00	1,000

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,888		22.25	42,005	
FFL	1ST FLOOR	1,888	1,888		111.12	209,802	
GAR	GARAGE	0	840		44.45	37,338	
HST	HALF STORY	48	95		56.15	5,334	
OPF	OPEN PORCH	0	96		11.58	1,111	
PAT	PATIO	0	378		5.59	2,111	
SFL	2ND FLOOR	608	608		111.12	67,563	
UAT	UNFIN ATTC	0	1,185		22.22	26,336	
Ttl Gross Liv / Lease Area		2,544	6,978	3,524		391,600	

