

State Use 101
Print Date 11/3/2021 6:24:13 PM

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																																	
LAVALLEY DONALD J TR LAVALLEY KATHLEEN M TR 223 BRAEBURN RD EAST LONGMEADOW MA 01028 GIS ID F_374929_2852910				TOPO WET		EASEMENT		TRAFFIC		CORNER		Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW																									
				DRAINAGE				VIEW		COMMUNITY		RESIDENTL.		101		181700		181,700																											
												RES LAND		101		71100		71,100																											
												RESIDENTL.		101		400		400																											
				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		253,200		253,200																											
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																													
LAVALLEY DONALD J TR LAVALLEY DONALD J				20461 05018		0374 0325		10-14-2014		U U		I I		100 0		1A		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed											
																		2021		101		174,800		2020		101		170,900		2019		101		166,600											
																				101		65,900				101		65,900		101		63,900													
																						400				101		400		101		400													
				Total		2,000.00												Total		241,100		Total		237,200		Total		230,900																	
EXEMPTIONS						OTHER ASSESSMENTS										This signature acknowledges a visit by a Data Collector or Assessor																													
Year		Code		Description		Amount		Code		Description		YEAR		Amount												Comm Int																			
ASSESSING NEIGHBORHOOD																Appraised BLDG. Value (Card) 181,700 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 400 Appraised Land Value (Bldg) 71,100 Special Land Value 0 Total Appraised Parcel Value 253,200 Valuation Method C Adjustment Net Total Appraised Parcel Value 253,200																													
Nbhd				Nbhd Name				B				Tracing														Batch																			
0001												101														MF																			
NOTES																																													
																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	
																327		10-14-2005		7		REMODEL		3,000								KITCHEN		03-06-2018						333		2		MEASURED	
																256		09-13-2002		9		ALTERATION		14,500								CHNGE THREE SE		12-16-2005						311		15		PERMIT VISIT	
29		02-24-1997		MN		Manual Note		1,400								REPLACE		06-01-2004						319		14		INSPECTED																	
																		04-06-2004						250		22		MAILER SENT																	
																		04-02-2004						316		2		MEASURED																	
																		12-17-2002						274		15		PERMIT VISIT																	
																		08-16-1990						131		3		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	RB				15,000	SF	6.24	0.760	3	LAND	1.00	MF	1.00			0		1.000	4.74	71,100																							
Total Card Land Units							0.34	AC	Parcel Total Land Area: 0.34							Total Land Value							71,100																						

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	18	SPLIT ENT	Basement Floor		
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		107.47
Interior Floor 1	4	CARPET	RCN		239,072
Interior Floor 2	3	HARDWOOD	Net Other Adj		
Heat Fuel	2	GAS	Year Built		1980
Heat Type	3	FORCED H/W	Effective Year Built		1994
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	3		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %		24
Extra Fixtures	0		Functional Obsol		
Total Rooms	6		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition		76
Extra Kitchens	0		RCNLD		181,700
Extra Kitchen St			Dep % Ovr		
FBM Sqft	600		Dep Ovr Comment		
FBM Quality	3		Misc Imp Ovr		
Fireplaces	1		Misc Imp Ovr Comment		
WS Flues	1		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
02	SHED/FR			L	80	7.48	1986	60	0.00	AV	A	1.00	400

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
FFL	1ST FLOOR	1,416	1,416		130.93	185,392	
LLV	LOWR LEVEL	0	1,200		32.73	39,278	
STG	STORAGE	0	168		52.21	8,772	
WDK	WOOD DECK	0	308		18.28	5,630	
Ttl Gross Liv / Lease Area		1,416	3,092	1,826		239,072	

