

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
NOLAN BRIAN P NOLAN LISA G 100 MELWOOD AV EAST LONGMEADOW MA 01028 GIS ID F_377520_2850563												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW										
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	244300		244,300												
												RES LAND		101	94700		94,700												
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	16900		16,900												
				SUPPLEMENTAL DATA										Total		355,900		355,900											
				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)													
NOLAN BRIAN P CLAFFEY JOHN M, CLAFFEY JOHN M + BARBARAA, MAZZA CHARLES J + JO ANN SPEIGHT ED + CO INC				18785		0572		05-26-2011		U		I		301,000		1		Year		Code		Assessed		Year		Code		Assessed	
				13471		0412		08-05-2003		U		I		1		1F		2021		101		233,900		2020		101		224,100	
				09469		0119		04-30-1996		U		I		184,500						101		87,700		2019		101		85,000	
				08441		0287		06-04-1993		U		I		168,000						101		16,900				101		16,900	
				07482		0050		06-20-1990		U		I		226,500															
				Total												338,500		Total		328,700		Total		306,400					
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																													
														Appraised BLDG. Value (Card)								244,300							
														Appraised Xf (B) Value (Bldg)								0							
														Appraised Ob (B) Value (Bldg)								16,900							
														Appraised Land Value (Bldg)								94,700							
														Special Land Value								0							
														Total Appraised Parcel Value								355,900							
														Valuation Method								C							
														Adjustment															
														Net Total Appraised Parcel Value								355,900							
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															
202000915	03-10-2020	91	INSULATION	3,614		0			08-07-2019			334	2	MEASURED															
201201268	03-16-2012	GEN	GENERATOR	5,000					06-01-2012			317	15	PERMIT VISIT															
38	03-13-2000	11	POOL	15,499					02-19-2004			311	3	MEAS+INSPCTD															
343	11-01-1987	MN	Manual Note	68,000					01-16-2001			247	15	PERMIT VISIT															
									11-17-1988			107	15	PERMIT VISIT															
									03-10-1988			130	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	RB				17,708 SF	5.35	1.000	5	LAND	1.00	MA	1.00			0		1.000	5.35	94,700								
Total Card Land Units																0.41	AC	Parcel Total Land Area:		0.41	Total Land Value						94,700		

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor		
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C+	AVG. (+)	#Heat Sys	1.00	
Stories	2.00	2 STORY	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	3	GAMBREL			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		93.02
Interior Floor 1	4	CARPET	RCN		301,602
Interior Floor 2			Net Other Adj		
Heat Fuel	1	OIL	Year Built		1987
Heat Type	1	FORCED H/A	Effective Year Built		1999
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	4		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %		19
Extra Fixtures	0		Functional Obsol		
Total Rooms	7		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		81
Extra Kitchens	0		RCNLD		244,300
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
11	POOL I-V	OB	Outbuildi	L	648	29.00	2000	70	0.00	GD	G	1.25	16,400
GEN	GENERATO			B	0	0.00	1995	81	1.00	AV	A	1.00	0
02	SHED/FR			L	120	7.48	2013	60	0.00	AV	A	1.00	500

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	960		22.61	21,704	
EFB	ENCL PORCH	0	180		33.91	6,104	
FFL	1ST FLOOR	1,280	1,280		113.04	144,697	
GAR	GARAGE	0	480		45.22	21,704	
OPF	OPEN PORCH	0	80		11.30	904	
SFL	2ND FLOOR	912	912		113.04	103,096	
WDK	WOOD DECK	0	212		16.00	3,391	
Ttl Gross Liv / Lease Area		2,192	4,104	2,668		301,602	

