

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
KOERNER KASEY L 18 LOMBARD AVE EAST LONGMEADOW MA 01028												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW										
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	129700		129,700												
												RES LAND		101	76000		76,000												
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		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#																					
GIS ID F_376080_2855313												Total		206,100		206,100													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
KOERNER KASEY L LOMELI ROMAN C, SMITH ROBERT D + LYNN A, VERTERAMO PETER A + T MUR VERTERAMO PETER A + T MUR				19368 0344		07-27-2012		U		I		185,000		1V		Year		Code	Assessed	Year	Code	Assessed	Year	Code	Assessed				
				17172 0566		02-25-2008		U		I		185,000		1		2022		101	113,400	2021	101	108,600	2020	101	102,600				
				08879 0066		07-01-1994		U		I		103,000						101	69,000		101	63,900		101	63,900				
				07688 0092		04-29-1991		U		I		1		1A				101	400		101	400		101	400				
				06694 0511		11-27-1987		U		I		1		1A															
														Total		182,800		Total		172,900		Total		166,900					
EXEMPTIONS				OTHER ASSESSMENTS								This signature acknowledges a visit by a Data Collector or Assessor																	
Year	Code	Description		Amount		Code	Description		YEAR		Amount		Comm Int		APPRAISED VALUE SUMMARY														
Total				0.00																									
ASSESSING NEIGHBORHOOD														Appraised BLDG. Value (Card) Appraised Xf (B) Value (Bldg) Appraised Ob (B) Value (Bldg) Appraised Land Value (Bldg) Special Land Value Total Appraised Parcel Value Valuation Method Adjustment Net Total Appraised Parcel Value															
Nbhd		Nbhd Name		Tracing				Batch																					
0001				101				MF																					
NOTES														SALE INCLS 2B-63-42															
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											
201702301	08-14-2017	25	WINDOWS		3,000		05-22-2018	100	05-22-2018		6 REPLACEMENT		05-22-2018			400	15	PERMIT VISIT											
256	08-08-2008	12	REROOF		5,700						SHED		08-24-2012			317	3	MEAS+INSPCTD											
68	04-01-1995	MN	Manual Note		500								11-21-2008			317	15	PERMIT VISIT											
													11-21-2008			317	15	PERMIT VISIT											
													05-12-2004			319	14	INSPECTED											
												04-07-2004			316	2	MEASURED												
												12-12-1995			107	15	PERMIT VISIT												
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				8,100 SF	12.34	0.760	3	LAND	1.00	MF	1.00			0		1.000	9.38	76,000								
Total Card Land Units																0.19		AC	Parcel Total Land Area:		0.19		Total Land Value						76,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	15	OLD STYLE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
Foundation	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	
Roof Structure	1	GABLE		100	
Roof Cover	1	ASPHALT SH		0	
Interior Wall 1	2	PLASTER		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate	97.52	
Interior Floor 2			RCN	185,327	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	5	STEAM	Year Built	1930	
AC Type	01	NONE	Effective Year Built	1991	
Bedrooms	3		Depreciation Code	GD	
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %	30	
Total Rooms	7		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style	F	FAIR	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	F	FAIR	% Complete		
Extra Kitchens	0		Overall % Condition	70	
Extra Kitchen St			RCNLD	129,700	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	0		Misc Imp Ovr		
WS Flues			Misc Imp Ovr Comment		
Central Vac	0	NO	Cost to Cure Ovr		
Frame	1	WOOD	Cost to Cure Ovr Comment		

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	96	7.48	1995	50	0.00	FR	A	1.00	400

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	992		21.47	21,297	
EFP	ENCL PORCH	0	208		53.78	11,186	
FFL	1ST FLOOR	795	795		107.56	85,511	
SFL	2ND FLOOR	624	624		107.56	67,118	
UCN	UNFIN CAN	0	40		5.38	215	
Ttl Gross Liv / Lease Area		1,419	2,659			185,327	

