

State Use 101
Print Date 12/12/2022 8:55:09 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																					
PELOQUIN JAMES R PELOQUIN ROBYN M 82 AVERY ST EAST LONGMEADOW MA 01028 GIS ID F_375677_2852165				TOPO WET		EASEMENT		TRAFFIC		CORNER		Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW													
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101		178100		178,100															
												RES LAND		101		105900		105,900															
												RESIDNTL.		101		6800		6,800															
				SUPPLEMENTAL DATA										Total		290,800		290,800															
Alt Prcl ID						Received																											
SP Permit						NIA																											
Chapter Land						Field 8																											
OC Dates						Field 9																											
In+Ex FY						Field 10																											
Mailed						Assoc Pid#																											
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		2022		101		167,200		2021		101		161,100		2020		101		157,900	
				19001 0281		11-18-2011		U		I		239,000						101		95,300				101		88,200		101		88,200			
				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										269,300		Total		256,100		Total		252,900															
EXEMPTIONS						OTHER ASSESSMENTS														This signature acknowledges a visit by a Data Collector or Assessor													
Year		Code		Description		Amount		Code		Description		YEAR		Amount		Comm Int																	
Total		0.00																															
ASSESSING NEIGHBORHOOD																		APPRaised VALUE SUMMARY Appraised BLDG. Value (Card) 178,100 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 6,800 Appraised Land Value (Bldg) 105,900 Special Land Value 0 Total Appraised Parcel Value 290,800 Valuation Method C Adjustment Net Total Appraised Parcel Value 290,800															
Nbhd		Nbhd Name				Tracing		Batch																									
0001						101		NA																									
NOTES																																	
SUB DIV 518																																	
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	9.85	1.050	6	LAND	1.00	NA	1.00				0			1.000	10.34	105,900								
Total Card Land Units								0.24	AC	Parcel Total Land Area: 0.24								Total Land Value								105,900							

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		125.08	
Interior Floor 1	4	CARPET	RCN		240,609	
Interior Floor 2	3	HARDWOOD	Net Other Adj			
Heat Fuel	2	GAS	Year Built		1986	
Heat Type	1	FORCED H/A	Effective Year Built		1995	
AC Type	03	FULL	Depreciation Code		AG	
Bedrooms	3		Remodel Rating			
Full Baths	2		Year Remodeled			
Half Baths	0		Depreciation %		26	
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		74	
Extra Kitchens	0		RCNLD		178,100	
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	74	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		156.54	182,218	
LLV	LOWR LEVEL	0	1,092		39.14	42,737	
OSP	SCRN PORCH	0	220		23.48	5,166	
WDK	WOOD DECK	0	336		31.22	10,488	
Ttl Gross Liv / Lease Area		1,164	2,812			240,609	

