

Property Location

17 DONAMOR LN

Map ID

16/ 142/ 6/ /

Bldg Name

State Use

101

Vision ID

667

Account #

689

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

12/12/2022 12:50:25

CURRENT OWNER		TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT				1006 EAST LONGMEADOW											
MELANSON DAVID PINTO KIMBERLY 17 DONAMOR LN EAST LONGMEADOW MA 01028		TOPO WET		EASEMENT		TRAFFIC		CORNER		Description	Code	Appraised	Assessed												
										RESIDNTL.	101	148600	148,600												
		DRAINAGE				VIEW		COMMUNITY		RES LAND	101	102100	102,100												
										RESIDNTL.	101	200	200												
		SUPPLEMENTAL DATA								Total				250,900		250,900									
GIS ID		F_379081_2849581		Mailed		Assoc Pid#																			
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)									
MELANSON DAVID PFABE HUBERT W WHEELER JUDITH O, KORMAN THOMAS P + DEBRA A				24173 0520		10-08-2021		Q		I		250,000		00		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
				14845 0371		02-28-2005		U		I		244,000				2022	101	163,100	2021	101	156,400	2020	101	148,500	
				08095 0434		06-30-1992		U		I		138,000					101	92,700		101	85,900		101	85,900	
				05623 0437		06-01-1984		U		I		71,900					101	200		101	200		101	200	
				Total										Total		256,000		Total		242,500		Total		234,600	
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) 148,600 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 200 Appraised Land Value (Bldg) 102,100 Special Land Value 0 Total Appraised Parcel Value 250,900 Valuation Method C Adjustment Net Total Appraised Parcel Value 250,900											
Nbhd		Nbhd Name		Tracing		Batch																			
0001				101		MA																			
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											
202202415	07-27-2022	62	SOLAR	51,925		0			09-09-2016			317	12	MEAS DENIED											
									09-09-2016			317	1	LEFT NOTICE											
									04-01-2004			250	22	MAILER SENT											
									02-25-2004			311	2	MEASURED											
									07-15-1991			181	3	MEAS+INSPCTD											
									05-22-1980			500	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	RC				12,860 SF	7.94	1.000	5	LAND	1.00	MA	1.00			0		1.000	7.94	102,100				
							Total Card Land Units	0.30	AC	Parcel Total Land Area: 0.30												Total Land Value	102,100		

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor		
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	2	CONC BLOCK	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		114.06
Interior Floor 1	4	CARPET	RCN		260,656
Interior Floor 2	3	HARDWOOD	Net Other Adj		
Heat Fuel	2	GAS	Year Built		1953
Heat Type	1	FORCED H/A	Effective Year Built		1978
AC Type	03	FULL	Depreciation Code		AV
Bedrooms	3		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %		43
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	A	AVERAGE	Overall % Condition		57
Extra Kitchens	0		RCNLD		148,600
Extra Kitchen St			Dep % Ovr		
FBM Sqft	684		Dep Ovr Comment		
FBM Quality	1		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
02	SHED/FR			L	48	7.48	1953	60	0.00	AV	A	1.00	200

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	912		26.14	23,839
EFB	ENCL PORCH	0	96		65.49	6,287
FFL	1ST FLOOR	912	912		130.98	119,456
GAR	GARAGE	0	240		52.39	12,574
TQS	3/4 STORY	684	912		98.24	89,592
WDK	WOOD DECK	0	342		26.04	8,907
Ttl Gross Liv / Lease Area		1,596	3,414			260,656

