

Property Location

18 DONAMOR LN

Map ID

16/ 150/ 24/ /

Bldg Name

State Use

101

Vision ID

676

Account #

698

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

12/12/2022 12:51:39

CURRENT OWNER		TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT				1006 EAST LONGMEADOW											
FAZIO DANIEL J FAZIO ELIZABETH L 18 DONAMOR LN EAST LONGMEADOW MA 01028		TOPO WET		EASEMENT		TRAFFIC		CORNER		Description	Code	Appraised	Assessed												
										RESIDNTL.	101	282400	282,400												
		DRAINAGE				VIEW		COMMUNITY		RES LAND	101	101400	101,400												
										RESIDNTL.	101	2100	2,100												
		SUPPLEMENTAL DATA								Total				385,900	385,900										
GIS ID		F_378902_2849594		Mailed		Assoc Pid#																			
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)									
FAZIO DANIEL J GWINN DARRELL D + SUSAN I				09600 0077 04937 0168		08-26-1996 05-02-1980		U I U I		123,500 0				Year		Code	Assessed	Year	Code	Assessed	Year	Code	Assessed		
														2022		101	253,900	2021		101	243,200	2020		101	230,500
																101	92,200			101	85,300			101	85,300
																101	2,100			101	2,100			101	2,100
												Total		348,200	Total		330,600	Total		317,900					
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									
Nbhd		Nbhd Name				Tracing		Batch		Appraised BLDG. Value (Card)						282,400									
0001						101		MA		Appraised Xf (B) Value (Bldg)						0									
NOTES										Appraised Ob (B) Value (Bldg)						2,100									
										Appraised Land Value (Bldg)						101,400									
										Special Land Value						0									
										Total Appraised Parcel Value						385,900									
										Valuation Method						C									
										Adjustment															
										Net Total Appraised Parcel Value						385,900									
										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										
201702417	09-14-2017	25	WINDOWS	1,407	05-22-2018	100	01-03-2018	14X16 FAM RM & 2 AG POOL		05-22-2018			400	15	PERMIT VISIT										
201301861	05-09-2013	4	ADDITION	126,900	04-24-2015	100	04-24-2015			04-24-2015			317	14	INSPECTED										
150	01-01-1986	MN	Manual Note							03-17-2015			105	1	LEFT NOTICE										
										05-02-2014			250	22	MAILER SENT										
										03-31-2014			317	2	MEASURED										
											317	15	PERMIT VISIT												
											328	14	INSPECTED												
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				11,337 SF	8.94	1.000	5	LAND	1.00	MA	1.00			0		1.000	8.94	101,400				
Total Card Land Units							0.26 AC	Parcel Total Land Area:				0.26	Total Land Value							101,400					

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor		
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	B	GOOD	#Heat Sys	1.00	
Stories	1.50	1 1/2 STORIES	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	2	PLASTER	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		106.11
Interior Floor 1	3	HARDWOOD	RCN		366,694
Interior Floor 2			Net Other Adj		
Heat Fuel	1	OIL	Year Built		1954
Heat Type	1	FORCED H/A	Effective Year Built		1998
AC Type	03	FULL	Depreciation Code		GV
Bedrooms	3		Remodel Rating		04
Full Baths	2		Year Remodeled		2013
Half Baths	0		Depreciation %		23
Extra Fixtures	0		Functional Obsol		
Total Rooms	7		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor		1
Half Bath Style	G	GOOD	Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition		77
Extra Kitchens	0		RCNLD		282,400
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
02	SHED/FR			L	96	7.48	2000	50	0.00	FR	A	1.00	400
19	PATIO			L	420	5.75	2010	70	0.00	GD	A	1.00	1,700

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	912		28.95	26,400	
FFL	1ST FLOOR	1,526	1,526		145.05	221,351	
GAR	GARAGE	0	246		57.79	14,215	
TQS	3/4 STORY	684	912		108.79	99,216	
WDK	WOOD DECK	0	192		28.71	5,512	
Ttl Gross Liv / Lease Area		2,210	3,788			366,694	

