

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																						
FONDON TOMMY L FONDON JANINE 189 BRAEBURN RD EAST LONGMEADOW MA 01028 GIS ID F_374836_2853607										Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW																	
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	206800				206,800															
										RES LAND		101	84200		84,200																			
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	600				600															
				SUPPLEMENTAL DATA																														
Alt Prcl ID						Received																												
SP Permit HO:HO						NIA																												
Chapter Land						Field 8																												
OC Dates						Field 9																												
In+Ex FY						Field 10																												
Mailed						Assoc Pid#						Total		291,600		291,600																		
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																		
FONDON TOMMY L ZAK RAFAIL,				12186 05464		0399 0198		02-26-2002 07-11-1983		U U		I I		182,500 56,750				Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed								
																		2023	101	191,000	2022	101	177,000	2021	101	170,500								
																					101	76,500		101	69,500		101	64,400						
																					101	400		101	400		101	400						
				Total												Total		267,900		Total		246,900		Total		235,300								
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																																
ASSESSING NEIGHBORHOOD																																		
Nbhd		Nbhd Name						Tracing				Batch																						
0001								101				MF																						
NOTES																																		
																Appraised BLDG. Value (Card)								206,800										
																Appraised Xf (B) Value (Bldg)								0										
																Appraised Ob (B) Value (Bldg)								600										
																Appraised Land Value (Bldg)								84,200										
																Special Land Value								0										
																Total Appraised Parcel Value								291,600										
																Valuation Method								C										
																Adjustment																		
																Net Total Appraised Parcel Value								291,600										
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						
344		11-01-1988		MN		Manual Note		46,000								GAR+FAM RM		03-06-2018						333		2		MEASURED						
																		08-26-2010						316		2		MEASURED						
																		04-05-2004						316		1		LEFT NOTICE						
																		05-06-1992						107		22		MAILER SENT						
																		08-16-1990						131		2		MEASURED						
																		01-19-1990						105		15		PERMIT VISIT						
																		12-07-1988						150		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						10,000 SF		11.08		0.760	3	LAND	1.00	MF	1.00			0			1.000	8.42	84,200							
Total Card Land Units																0.23		AC	Parcel Total Land Area:				0.23		Total Land Value								84,200	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	18	SPLIT ENT	Basement Floor		
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	
Exterior Wall 2	2	CLAPBOARD	101	ONE FAM	
Roof Structure	1	GABLE		100	
Roof Cover	1	ASPHALT SH		0	
Interior Wall 1	1	DRYWALL		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate	127.03	
Interior Floor 2	4	CARPET	RCN	295,446	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1970	
AC Type	03	FULL	Effective Year Built	1991	
Bedrooms	4		Depreciation Code	GD	
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %	30	
Total Rooms	8		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style	A	AVERAGE	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	70	
Extra Kitchen St			RCNLD	206,800	
FBM Sqft	1426		Dep % Ovr		
FBM Quality	3		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	12.00	1981	50	0.00	FR	A	1.00	600

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
FFL	1ST FLOOR	1,488	1,488		153.56	228,495	
LLV	LOWR LEVEL	0	1,426		38.44	54,820	
OFP	OPEN PORCH	0	230		15.36	3,532	
WDK	WOOD DECK	0	280		30.71	8,599	
Ttl Gross Liv / Lease Area		1,488	3,424			295,446	

