

State Use 101
Print Date 11/14/2023 10:19:37

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																							
BRETON MATTHEW J BRETON MICHAEL BRETON GAIL 222 HAMPDEN RD EAST LONGMEADOW MA 01028 GIS ID F_392602_2847187												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW																
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	194500		194,500																		
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	127100		127,100																		
												RESIDNTL.		101	1000		1,000																		
				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#						Total		322,600		322,600																			
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																			
BRETON MATTHEW J HENAULT,EDWARD F HENAULT,EDWARD F HENAULT NOEL E, HENAULT EDWARD F,				18008	0293	09-29-2009	U	I			235,500					Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed											
				17906	0185	07-23-2009	U	I			1	1A	2023	101	178,100	2022	101	159,800	2021	101	153,000														
				16155	0442	08-30-2006	U	I			1	1A	101	115,600	101	104,000	101	96,200																	
				11206	0318	04-24-2000	U	I			1	1A	101	600	101	600	101	600																	
				07031	0494	11-28-1988	U	I			148,000	Total		294,300		Total		264,400		Total		249,800													
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			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																					
0001							101				MG							194,500 0 1,000 127,100 0 322,600 C 322,600																	
NOTES																																			
																		VISIT / CHANGE HISTORY																	
																		Permit Id	Issue Date	Type	Description		Amount	Insp Date	% Comp	Date Comp	Comments			Date	Type	Is	Id	Cd	Purpose/Result
																		202201177	04-05-2022	25	WINDOWS		4,446	06-13-2022	100	06-13-2022	1 WIN-NVC			07-17-2017			334	3	MEAS+INSPECT
																		201700829	03-27-2017	91	INSULATION		4,798		0		12` X 16` ATTACHE			01-21-2011			317	15	PERMIT VISIT
																		122	05-10-2010	17	DECK		400							04-13-2006			311	3	MEAS+INSPECT
																		12-20-1999			247	3	MEAS+INSPECT												
																		03-27-1992			131	3	MEAS+INSPECT												
																		01-26-1981			500	3	MEAS+INSPECT												
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	RA				25,126	SF	4.69	1.200	7	LAND	1.00	MG	1.00			0	TRF2	0.9	1.000	5.06	127,100												
Total Card Land Units							0.58	AC	Parcel Total Land Area: 0.58							Total Land Value							127,100												

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
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	16	STONE VENR	101	ONE FAM	Percentage
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	10	PARQUET	Adj Base Rate		124.79
Interior Floor 2	5	LINO/VINYL	RCN		277,823
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built		1964
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	1		Depreciation %		30
Total Rooms	6		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		194,500
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	1		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	144	12.00	2015	60	0.00	AV	A	1.00	1,000

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,296		27.30	35,377	
FFL	1ST FLOOR	1,552	1,552		136.59	211,987	
GAR	GARAGE	0	462		54.69	25,269	
WDK	WOOD DECK	0	192		27.03	5,190	
Ttl Gross Liv / Lease Area		1,552	3,502			277,823	

