

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				
PHILBIN SEAN M						Description	Code	Appraised	Assessed	1006 EAST LONGMEADOW
12 MELODY LN		TOPO WET	EASEMENT	TRAFFIC	CORNER	RESIDNTL.	101	178200	178,200	
EAST LONGMEADOW MA 01028		DRAINAGE		VIEW	COMMUNITY	RES LAND	101	112800	112,800	
GIS ID F_381449_2854251		SUPPLEMENTAL DATA			Total		291,000	291,000		
		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)						
PHILBIN SEAN M		09461	0050	04-25-1996	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed
PHILBIN DOROTHY F		03076	0354	11-20-1964	U	I	0		2024	101	164,500	2023	101	150,800
										101	112,800	2022	101	93,200
									Total		277,300	Total		253,400
									Total		229,100	Total		229,100

EXEMPTIONS			OTHER ASSESSMENTS				APPRAISED VALUE SUMMARY					
Year	Code	Description	Amount	Code	Description	YEAR	Amount	Comm Int	This signature acknowledges a visit by a Data Collector or Assessor			
									Appraised BLDG. Value (Card) 178,200			
Total									Appraised Xf (B) Value (Bldg) 0			

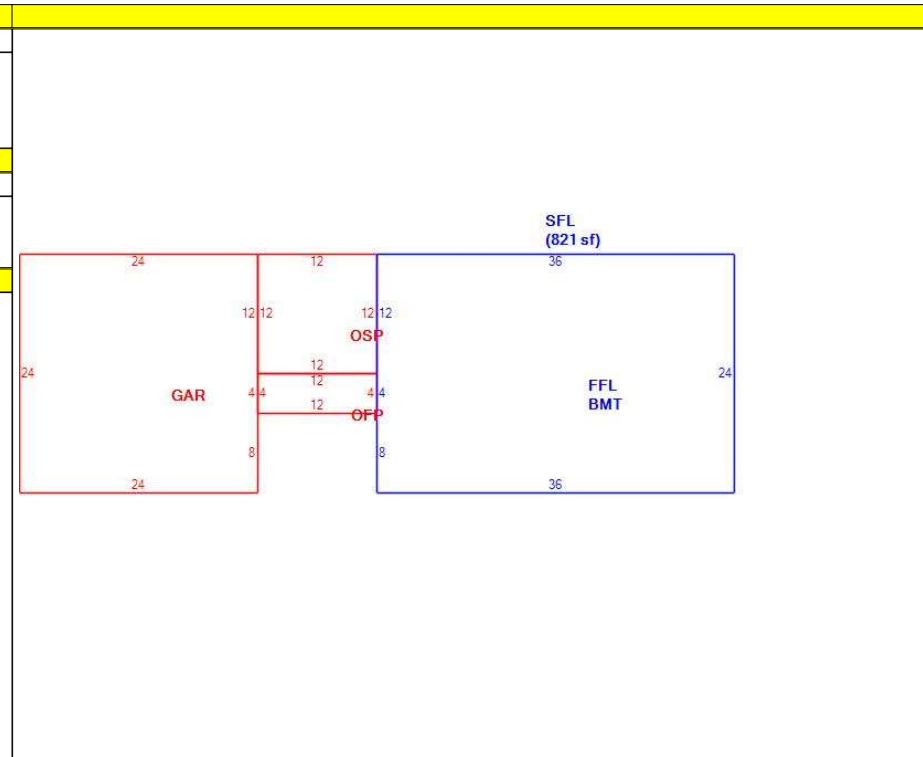
ASSESSING NEIGHBORHOOD			
Nbhd	Nbhd Name	Tracing	Batch
0001		101	MA

NOTES											
NO VISUAL CHANGE 3/2017											
REMOVED NC											
Appraised Land Value (Bldg)								112,800			
Special Land Value								0			
Total Appraised Parcel Value								291,000			
Valuation Method								C			
Adjustment											
Net Total Appraised Parcel Value								291,000			

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
										03-03-2017			317	15	PERMIT VISIT
										04-22-2016			317	15	PERMIT VISIT
										04-10-2015			317	15	PERMIT VISIT
										12-12-2014			317	14	INSPECTED
										10-10-2014			317	2	MEASURED
										11-22-2003			274	3	MEAS+INSPCTD
										07-24-1980			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				14,166 SF	7.96	1.000	5	LAND	1.00	MA	1.00		0			1.000	7.96	112,800
Total Card Land Units							0.33	AC	Parcel Total Land Area:			0.33								Total Land Value	112,800

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Central Vac	0	NO
Model	01	RESIDENTIAL	Basement Floor	12	CONCRETE
Grade	C	AVERAGE	Bsmt Garage		
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	<b>MIXED USE</b>		
Exterior Wall 1	1	WOOD SHING	Code	Description	
Exterior Wall 2			101	ONE FAM	Percentage
Roof Structure	3	GAMBREL			100
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL			0
Interior Wall 2			<b>COST / MARKET VALUATION</b>		
Interior Floor 1	3	HARDWOOD	Adj Base Rate	134.60	
Interior Floor 2	4	CARPET	RCN	312,679	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1964	
AC Type	01	NONE	Effective Year Built	1978	
Bedrooms	5		Depreciation Code	AV	
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %	43	
Total Rooms	8		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	57	
Extra Kitchen St			RCNLD	178,200	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
FIN ATC Sqft			Misc Imp Ovr		
FIN ATC Quality			Misc Imp Ovr Comment		
Fireplaces	2		Cost to Cure Ovr		
WS Flues			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

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	864		29.60	25,576	
FFL	1ST FLOOR	864	864		147.84	127,733	
GAR	GARAGE	0	576		59.03	34,003	
OFP	OPEN PORCH	0	48		15.40	739	
OSP	SCRN PORCH	0	144		22.59	3,252	
SFL	2ND FLOOR	821	821		147.84	121,376	
Ttl Gross Liv / Lease Area		1,685	3,317			312,679	

