

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT															
LONCAR DAVID LUKE 69 LOMBARD AV EAST LONGMEADOW MA 01028 GIS ID F_375786_2854606 Mailed												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW								
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	250700		250,700										
												RES LAND		101	85200		85,200										
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	11100		11,100										
				SUPPLEMENTAL DATA								Total		347,000		347,000											
				Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																			
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)											
LONCAR DAVID LUKE				23586 0336		12-11-2020		U		I		280,000		1V		Year		Code	Assessed	Year		Code	Assessed	Year		Code	Assessed
KIRCHNER DOMINIC II TR				23136 0508		03-20-2020		U		I		74,000		1V		2024		101	229,100	2023		101	210,000	2022		101	188,300
SPINKS MARGARET A				08346 0130		02-24-1993		U		I		1		1A				101	85,200			101	77,500			101	70,400
SPINKS J S E LAWRENCE				05962 0449		12-10-1985		U		I		0		1A				101	11,700			101	10,100			101	10,100
																Total		326,000		Total		297,600		Total		268,800	
EXEMPTIONS						OTHER ASSESSMENTS										This signature acknowledges a visit by a Data Collector or Assessor											
Year		Code		Description		Amount		Code		Description		YEAR		Amount		Comm Int											

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+	AVG. (+)	Bsmt Garage	0	
Stories	2.00	2 STORY	Units	2	
Foundation	3	MASONRY	MIXED USE		
Exterior Wall 1	4	VINYL	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			COST / MARKET VALUATION		
Interior Floor 1	15	LAMINATE	Adj Base Rate	138.28	
Interior Floor 2	4	CARPET	RCN	325,634	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	5	STEAM	Year Built	1910	
AC Type	03	FULL	Effective Year Built	1998	
Bedrooms	4		Depreciation Code	GV	
Full Baths	2		Remodel Rating	04	
Half Baths	0		Year Remodeled	2020	
Extra Fixtures	1		Depreciation %	23	
Total Rooms	8		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style	N	NONE	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	77	
Extra Kitchen St	N	NONE	RCNLD	250,700	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
FIN ATC Sqft			Misc Imp Ovr		
FIN ATC Quality			Misc Imp Ovr Comment		
Fireplaces	0		Cost to Cure Ovr		
WS Flues	0		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
03	GARAGE	OB	Outbuildi	L	494	32.00	1935	70	0.00	GD	A	1.00	11,100
SOL	Solar Panels	EX	Extra Fea	B	1	0.00	2023	77	1.00	AV	A	0.00	0

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	864		33.52	28,964	
FFL	1ST FLOOR	864	864		167.42	144,652	
OFP	OPEN PORCH	0	308		16.85	5,190	
SFL	2ND FLOOR	821	821		167.42	137,453	
WDK	WOOD DECK	0	280		33.48	9,376	
Ttl Gross Liv / Lease Area		1,685	3,137			325,634	

