

State Use 101
Print Date 11/18/2024 7:11:49 A

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT											
MELANSON DAVID PINTO KIMBERLY 17 DONAMOR LN EAST LONGMEADOW MA 01028 GIS ID F_379081_2849581												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW				
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.	101	174900		174,900							
				DRAINAGE				VIEW		COMMUNITY		RES LAND	101	112300		112,300							
												RESIDNTL.	101	300		300							
				SUPPLEMENTAL DATA												Total		287,500		287,500			
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)							
MELANSON DAVID PFABE HUBERT W WHEELER JUDITH O, KORMAN THOMAS P + DEBRA A				24173	0520	10-08-2021	Q	I			250,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed		
				14845	0371	02-28-2005	U	I			244,000	2024	101	161,700	2023	101	148,600	2022	101	163,100			
				08095	0434	06-30-1992	U	I			138,000	101	101	112,300	101	102,100	101	92,700					
				05623	0437	06-01-1984	U	I			71,900	101	101	300	101	200	101	200					
				Total										274,300		Total		250,900		Total		256,000	
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) 174,900 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 300 Appraised Land Value (Bldg) 112,300 Special Land Value 0 Total Appraised Parcel Value 287,500 Valuation Method C Adjustment Net Total Appraised Parcel Value 287,500											
0001						101				MA													
NOTES																							
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						
202202415	07-27-2022	62	SOLAR		51,925	05-08-2023	100	03-13-2023				05-08-2023			425	15	PERMIT VISIT						
												09-09-2016			317	12	MEAS DENIED						
												09-09-2016			317	1	LEFT NOTICE						
												04-01-2004			250	22	MAILER SENT						
												02-25-2004			311	2	MEASURED						
												07-15-1991			181	3	MEAS+INSPCTD						
												05-22-1980			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				12,860 SF	8.73	1.000	5	LAND	1.00	MA	1.00			0		1.000	8.73	112,300		
Total Card Land Units							0.30	AC	Parcel Total Land Area: 0.30							Total Land Value					112,300		

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Central Vac	0	NO
Model	01	RESIDENTIAL	Basement Floor	12	CONCRETE
Grade	C	AVERAGE	Bsmt Garage	0	
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			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	4	CARPET	Adj Base Rate	137.26	
Interior Floor 2	3	HARDWOOD	RCN	306,824	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1953	
AC Type	03	FULL	Effective Year Built	1978	
Bedrooms	3		Depreciation Code	AV	
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %	43	
Total Rooms	6		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style	N	NONE	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	57	
Extra Kitchen St	N	NONE	RCNLD	174,900	
FBM Sqft	684		Dep % Ovr		
FBM Quality	1		Dep Ovr Comment		
FIN ATC Sqft			Misc Imp Ovr		
FIN ATC Quality			Misc Imp Ovr Comment		
Fireplaces	1		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
02	SHED/FR			L	48	12.00	1953	60	0.00	AV	A	1.00	300
SOL	Solar Panels	EX	Extra Fea	B	1	0.00	2023	57	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	912		30.77	28,061
EFB	ENCL PORCH	0	96		77.09	7,401
FFL	1ST FLOOR	912	912		154.18	140,615
GAR	GARAGE	0	240		61.67	14,802
TQS	3/4 STORY	684	912		115.64	105,461
WDK	WOOD DECK	0	342		30.66	10,484
Ttl Gross Liv / Lease Area		1,596	3,414			306,824

