

State Use 101
Print Date 11/19/2025 10:54:20

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																																	
COOMBS TONI K 94 ELM ST EAST LONGMEADOW MA 01028 GIS ID F_381650_2852137 Mailed												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW																									
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101		229800		229,800																											
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101		100200		100,200																											
												RESIDNTL.		101		4600		4,600																											
				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		334,600		334,600																													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																													
COOMBS TONI K SCIBELLI MARCO A MARTINEZ ERIKA WING DAVID S WING STANTON D				23659 0045		01-20-2021		Q		I		273,800		00		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed													
				23353 0211		08-07-2020		U		I		150,000		1		2025		101		209,100		2024		101		193,500		2023		101		178,000													
				20373 0415		08-01-2014		Q		I		167,000		00				101		100,200				101		100,200				101		91,200													
				20183 0383		02-03-2014		U		I		100		1A				101		4,600				101		4,600				101		4,100													
				04452 0294		07-15-1977		U		I		0				Total		313,900		Total		298,300		Total		273,300																			
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																		APPRaised VALUE SUMMARY Appraised BLDG. Value (Card) 229,800 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 4,600 Appraised Land Value (Bldg) 100,200 Special Land Value 0 Total Appraised Parcel Value 334,600 Valuation Method C Adjustment Net Total Appraised Parcel Value 334,600																											
Nbhd			Nbhd Name						Tracing			Batch																																	
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																	
202201101		03-30-2022		91		INSULATION		7,000				0						02-08-2021						400		16		FIELDREV CHG																	
202002461		09-03-2020		4		ADDITION		15,500				100		11-12-2020		BUILD 2ND FLR DO		05-14-2018						333		3		MEAS+INSPCTD																	
246		08-24-2000		5		DEMOLITION		1,000								RMV. GRGE.		04-08-2004						317		14		INSPECTED																	
																		03-24-2004						250		22		MAILER SENT																	
																		10-24-2003						274		2		MEASURED																	
																		01-18-2001						247		15		PERMIT VISIT																	
																		02-03-1992						131		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								11,226		SF		9.92		1.000		5		LAND		1.00		MA		1.00				0		TRF2		0.9		1.000		8.93		100,200	
Total Card Land Units														0.26		AC		Parcel Total Land Area: 0.26										Total Land Value										100,200							

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		
Stories	1.50	1 1/2 STORIES	Units	1	
Foundation	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			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	3	HARDWOOD	Adj Base Rate		164.23
Interior Floor 2	4	CARPET	RCN		298,404
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built		1955
AC Type	03	FULL	Effective Year Built		2002
Bedrooms	4		Depreciation Code		GV
Full Baths	2		Remodel Rating		04
Half Baths	0		Year Remodeled		2020
Extra Fixtures	1		Depreciation %		23
Total Rooms	7		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style			Cost Trend Factor		1
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition		77
Extra Kitchen St			RCNLD		229,800
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
FIN ATC Sqft			Misc Imp Ovr		
FIN ATC Quality			Misc Imp Ovr Comment		
Fireplaces	1		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
03	GARAGE	OB	Outbuildi	L	240	32.00	2010	60	0.00	AV	A	1.00	4,600

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	936		36.89	34,531	
FFL	1ST FLOOR	936	936		184.66	172,838	
HST	HALF STORY	468	936		92.33	86,419	
PAT	PATIO	0	495		9.33	4,616	
Ttl Gross Liv / Lease Area		1,404	3,303			298,404	

