

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT								1006 EAST LONGMEADOW													
DERALEAU LAWRENCE W JR DERALEAU NANCY 102 GERRARD AVE EAST LONGMEADOW MA 01028 GIS ID F_375372_2854373		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed																		
						RESIDNTL.	101	153200	153,200																		
						RES LAND	101	83300	83,300																		
						RESIDNTL.	101	1300	1,300																		
		DRAINAGE		VIEW	COMMUNITY																						
		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#				Total237,800237,800																	
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)																			
DERALEAU LAWRENCE W JR DERALEAU LAWRENCE W JR DERALEAU LAWRENCE W JR		09820	0371	04-08-1997	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed										
		09714	0566	12-17-1996	U	I	30,000	1	2025	101	136,200	2024	101	123,600	2023	101	113,000										
		04530	0296	12-21-1977	U	I	0			101	83,300		101	83,300		101	75,800										
										101	1,300		101	1,300		101	800										
		Total						Total		220,800		Total		208,200		Total189,600											
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																	
Nbhd		Nbhd Name		Tracing		Batch		Appraised BLDG. Value (Card)								153,200											
0001				101		MF		Appraised Xf (B) Value (Bldg)								0											
NOTES										Appraised Ob (B) Value (Bldg)								1,300									
										Appraised Land Value (Bldg)								83,300									
										Special Land Value								0									
										Total Appraised Parcel Value								237,800									
										Valuation Method								C									
										Adjustment																	
										Net Total Appraised Parcel Value								237,800									
										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			
										B-23-264	04-25-2023	14	MIN ALT	13,599	05-05-2023	100	05-05-2023	REPLC 2 DOORS	03-19-2024			334	3	MEAS+INSPCTD			
201702432	09-14-2017	62	SOLAR	9,405	03-07-2018	0	03-07-2018	SOLAR ON REAR O	03-07-2018			333	3	MEAS+INSPCTD													
304	11-05-2003	8	RENOVATION	26,000				OC 1/20/2004	04-08-2004			311	3	MEAS+INSPCTD													
317	11-01-1994	MN	Manual Note	5,000				ALTERATION	01-28-2004			296	15	PERMIT VISIT													
									01-11-1995			107	15	PERMIT VISIT													
									05-06-1992			107	22	MAILER SENT													
									08-01-1990			131	2	MEASURED													
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				7,500 SF	14.62	0.760	3	LAND	1.00	MF	1.00			0		1.000	11.11	83,300						
Total Card Land Units							0.17	AC	Parcel Total Land Area: 0.17							Total Land Value							83,300				

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	15	OLD STYLE	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	5	ASBESTOS	Code	Description	
Exterior Wall 2	4	VINYL	101	ONE FAM	Percentage
Roof Structure	1	GABLE			100
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER			0
Interior Wall 2	1	DRYWALL	COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate		136.64
Interior Floor 2			RCN		243,190
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	5	STEAM	Year Built		1924
AC Type	03	FULL	Effective Year Built		1988
Bedrooms	3		Depreciation Code		AG
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		37
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		63
Extra Kitchen St	N	NONE	RCNLD		153,200
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	1		Cost to Cure Ovr Comment		

MIXED USE		
Code	Description	Percentage
101	ONE FAM	100
		0
		0

COST / MARKET VALUATION		
Adj Base Rate		136.64
RCN		243,190
Net Other Adj		
Year Built		1924
Effective Year Built		1988
Depreciation Code		AG
Remodel Rating		
Year Remodeled		
Depreciation %		37
Functional Obsol		
External Obsol		
Cost Trend Factor		1
Condition		
% Complete		
Overall % Condition		63
RCNLD		153,200
Dep % Ovr		
Dep Ovr Comment		
Misc Imp Ovr		
Misc Imp Ovr Comment		
Cost to Cure Ovr		
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	160	12.00	2002	70	0.00	GD	A	1.00	1,300
SOL	Solar Panels	EX	Extra Fea	B	1	0.00	1981	63	1.00			0.00	0

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	720		29.75	21,419	
EPF	ENCL PORCH	0	48		74.37	3,570	
FFL	1ST FLOOR	744	744		148.74	110,663	
OPF	OPEN PORCH	0	42		14.17	595	
TQS	3/4 STORY	648	864		111.56	96,384	
WDK	WOOD DECK	0	357		29.58	10,561	
Ttl Gross Liv / Lease Area		1,392	2,775			243,190	

