

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
BRETON LEO J BRETON CAROLA 45 BENT TREE DR												Description		Code	Appraised			Assessed		1006 EAST LONGMEADOW									
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	352600			352,600											
												RES LAND		101	157000			157,000											
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	12600			12,600											
EAST LONGMEADOW MA 01028				SUPPLEMENTAL DATA																									
				Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY						Received NIA Field 8 Field 9 Field 10 Assoc Pid#																			
GIS ID F_390926_2848855				Mailed								Total		522,200			522,200												
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
BRETON LEO J CZUPRYNA				06239 05788		0152 0116		09-26-1986 04-03-1985		U U		I I		172,000 0		1		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed			
																		2025	101	329,400	2024	101	304,100	2023	101	278,900			
																				101	157,000		101	157,000		101	143,000		
																				101	12,600		101	12,600		101	12,000		
				Total												Total	499,000	Total			473,700			Total		433,900			
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										APPAISED VALUE SUMMARY																			
Nbhd		Nbhd Name						Tracing												Batch									
0001								101												NV									
NOTES										Appraised BLDG. Value (Card) 352,600 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 12,600 Appraised Land Value (Bldg) 157,000 Special Land Value 0 Total Appraised Parcel Value 522,200 Valuation Method C Adjustment Net Total Appraised Parcel Value 522,200																			
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-24-57		02-01-2024		14	MIN ALT		19,912		06-18-2024		100				REPLACE 3 DOOR		06-18-2024					450	15	PERMIT VISIT					
201402821		11-17-2014		91	INSULATION		2,800				0						06-26-2018					333	2	MEASURED					
62		04-01-1989		MN	Manual Note		11,820								POOL I		07-13-2006					311	14	INSPECTED					
88		01-01-1986		MN	Manual Note										SFR		06-13-2006					311	2	MEASURED					
																	04-03-2000					247	14	INSPECTED					
																	12-22-1999					247	2	MEASURED					
																	06-22-1992					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		RAA				40,000	SF	3.12	1.250	9	LAND	1.00	NV	1.00				0			1.000	3.9	156,000				
1	101	ONE FAM		RAA				0.140	AC	7,000.00	1.000	0		1.00	NV	1.00				0			1.000	7,000	1,000				
Total Card Land Units								1.06	AC	Parcel Total Land Area: 1.06														Total Land Value				157,000	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Central Vac	1	YES
Model	01	RESIDENTIAL	Basement Floor	12	CONCRETE
Grade	B-	GOOD (-)	Bsmt Garage	0	
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2	8	BRICK VENR	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	4	CARPET	Adj Base Rate	136.56	
Interior Floor 2	3	HARDWOOD	RCN	446,294	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1986	
AC Type	01	NONE	Effective Year Built	2004	
Bedrooms	3		Depreciation Code	GD	
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %	21	
Total Rooms	7		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style	G	GOOD	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	79	
Extra Kitchen St	N	NONE	RCNLD	352,600	
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	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
11	POOL I-V	OB	Outbuildi	L	512	29.00	1989	70	0.00	GD	A	1.00	10,400
02	SHED/FR			L	180	12.00	1989	70	0.00	GD	A	1.00	1,500
25	GRNHSE-G			L	48	23.00	2016	60	0.00	AV	A	1.00	700

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,152		34.31	39,525	
FFL	1ST FLOOR	1,152	1,152		171.85	197,971	
GAR	GARAGE	0	588		68.68	40,385	
OFP	OPEN PORCH	0	64		16.11	1,031	
SFL	2ND FLOOR	900	900		171.85	154,665	
WDK	WOOD DECK	0	368		34.56	12,717	
Ttl Gross Liv / Lease Area		2,052	4,224			446,294	

