

State Use 101
Print Date 11/17/2025 10:13:39

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT															
KERBEL CHRISTOPHER S 32 DONAMOR LANE EAST LONGMEADOW MA 01028 GIS ID F_378870_2849826												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW								
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	198300		198,300										
												RES LAND		101	111000		111,000										
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	12100		12,100										
				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		321,400		321,400											
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)											
KERBEL CHRISTOPHER S MERRIGAN SEAN F, TSILIBOCOS,EPAMINONDAS ROBERTS,GARY M WEIGAND,OTTO F JR				19002	0571	11-18-2011	U	I			239,000	1	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed						
				14914	0137	03-31-2005	U	I			245,000		2025	101	180,000	2024	101	166,300	2023	101	152,500						
				14368	0382	07-28-2004	U	I			245,000			101	111,000		101	111,000		101	100,900						
				12379	0561	06-05-2002	U	I			162,000			101	12,100		101	12,100		101	10,400						
				02238	0548	05-04-1953	U	I			0		Total	303,100		Total	289,400		Total	263,800							
EXEMPTIONS						OTHER ASSESSMENTS						This signature acknowledges a visit by a Data Collector or Assessor															
Year	Code	Description			Amount		Code	Description			YEAR											Amount		Comm Int			
Total																											
ASSESSING NEIGHBORHOOD																											
Nbhd		Nbhd Name								Tracing		Batch															
0001										101		MA															
NOTES																											
												APPROAISED VALUE SUMMARY															
												Appraised BLDG. Value (Card)								198,300							
												Appraised Xf (B) Value (Bldg)								0							
												Appraised Ob (B) Value (Bldg)								12,100							
												Appraised Land Value (Bldg)								111,000							
												Special Land Value								0							
												Total Appraised Parcel Value								321,400							
												Valuation Method								C							
												Adjustment															
												Net Total Appraised Parcel Value								321,400							
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			
234		07-26-2005		3	GARAGE		10,500								OC 10/7/2005		07-08-2019					334	2	MEASURED			
																	12-16-2005					311	15	PERMIT VISIT			
																	02-26-2004					311	3	MEAS+INSPECTD			
																	05-14-1992					131	14	INSPECTED			
																	07-15-1991					181	2	MEASURED			
																	09-11-1980					500	3	MEAS+INSPECTD			
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				10,500	SF	10.57	1.000	5	LAND	1.00	MA	1.00				0			1.000	10.57	111,000		
Total Card Land Units								0.24	AC	Parcel Total Land Area: 0.24								Total Land Value								111,000	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Central Vac	0	NO
Model	01	RESIDENTIAL	Basement Floor		
Grade	C	AVERAGE	Bsmt Garage		
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	1	WOOD SHING	Code	Description	
Exterior Wall 2			101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		157.22
Interior Floor 1	3	HARDWOOD	RCN		314,776
Interior Floor 2			Net Other Adj		
Heat Fuel	2	GAS	Year Built		1953
Heat Type	1	FORCED H/A	Effective Year Built		1988
AC Type	03	FULL	Depreciation Code		AG
Bedrooms	4		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %		37
Extra Fixtures	0		Functional Obsol		
Total Rooms	7		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		63
Extra Kitchens	0		RCNLD		198,300
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
FIN ATC Sqft			Misc Imp Ovr Comment		
FIN ATC Quality			Cost to Cure Ovr		
Fireplaces	1		Cost to Cure Ovr Comment		
WS Flues					

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	384	32.00	2005	70	0.00	GD	G	1.25	10,800
02	SHED/FR			L	48	12.00	2015	60	0.00	AV	A	1.00	300
19	PATIO			L	216	8.00	2015	60	0.00	AV	A	1.00	1,000

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	912		34.40	31,374	
EFP	ENCL PORCH	0	96		86.19	8,275	
FFL	1ST FLOOR	912	912		172.39	157,216	
TQS	3/4 STORY	684	912		129.29	117,912	
Ttl Gross Liv / Lease Area		1,596	2,832			314,776	

