

Property Location: 109 ORCHARD RD

MAP ID:46/ 78/ 34/ /

Bldg Name:

State Use:101

Vision ID: 6229

Account #6315

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

Print Date:12/29/2014 08:45

CURRENT OWNER			TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT				1006 AST LONGMEADOW, MA VISION							
GUIMOND FRANK J III GUIMOND MARYANNE 109 ORCHARD RD EAST LONGMEADOW, MA 01028 Additional Owners:					1 TYPCL						Description		Code						Appraised Value		Assessed Value	
											RESIDENTL. RES LAND		101 101						310,700 128,000		310,700 128,000	
SUPPLEMENTAL DATA																						
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_385507_2856913											Received Prior ID Owner Occ Final Area 2744 Current Ac. .589											
											ASSOC PID#											
Total											438,700				438,700							

RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)											
GUIMOND FRANK J III GUIMOND,FRANK J III CHAPDELAINE JOSEPH + SONS, CHAPDELAINE JOSEPH + SONS,				12131/ 209 12121/ 72 5791/ 512 0/ 0		01/30/2002 01/18/2002 04/10/1985		U	V	209,000 70,000 1 0		A L	Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value	
													2014	B	320,300		2013	B	337,500		2012	B	323,800	
													2014	L	134,700		2013	L	131,000		2012	L	131,000	
													Total:		455,000		Total:		468,500		Total:		454,800	

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor APPRaised VALUE SUMMARY Appraised Bldg. Value (Card)310,700 Appraised XF (B) Value (Bldg)0 Appraised OB (L) Value (Bldg)0 Appraised Land Value (Bldg)128,000 Special Land Value0 Total Appraised Parcel Value438,700 Valuation Method:C Adjustment:0 Net Total Appraised Parcel Value438,700														
Year	Type	Description		Amount	Code	Description														Number	Amount	Comm. Int.
Total:																						

ASSESSING NEIGHBORHOOD									
NBHD/ SUB		NBHD Name		Street Index Name		Tracing		Batch	
0001/A						101		NV	

NOTES											
SALE OF FORECLOSED PROPERTY SUB DIV 834											
ORCHARD HILLS											

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	
303		11/14/2001		2		DWELLING		250,000				0				OC 5/10/02		09/29/2010 09/13/2002 12/18/2001						311 274 105		2 3 2		MEASURED MEAS+INSPCTD MEASURED	

LAND LINE VALUATION SECTION																												
B #	Use Code	Use Description		Zone	D	Front	Depth	Units	SF	Unit Price	I. Factor	S.A.	Acre Disc	C. Factor	ST. Idx	Adj.	Notes- Adj		Special Pricing				S Adj Fact	Adj.	Unit Price	Land Value		
1	101	ONE FAM		RA				25,657		3.24	1.5400	9	1.0000	1.00	NV	1.00							1.00		4.99	128,000		
Total Card Land Units:								0.59	AC	Parcel Total Land Area:								0.59	AC	Total Land Value:								128,000

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	06		COLONIAL	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	0		
Grade	B+		GOOD (+)	FBM Sqft			
Stories	2.00		2 Story	Int vs Ext	S		
Foundation	1			MIXED USE			
Exterior Wall 1	4		VINYL	Code	Description		Percentage
Exterior Wall 2				101	ONE FAM		100
Roof Structure	1		GABLE	COST/MARKET VALUATION			
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL				
Interior Wall 2							
Interior Floor 1	4		CARPET				
Interior Floor 2	3		HARDWOOD	Adj. Base Rate:		98.96	
Heat Fuel	2		GAS	Replace Cost334,094 AYB2001 EYB2007 Dep CodeGD			
Heat Type	1		FORCED H/A				
AC Type	03		Full				
Bedrooms	4						
Full Baths	2						
Half Baths	1			Remodel Rating			
Extra Fixtures	0			Year Remodeled			
Total Rooms	9			Dep %		7	
Bath Style	V		VERY GOOD	Functional Obslnc			
Kitchen Style	V		V GOOD	External Obslnc			
Kitchens	1			Cost Trend Factor		1	
Extra Kitchens	0			Condition			
Frame	1		WOOD	% Complete			
Basement Floor	12			Overall % Cond		93	
Bsmt Garage				Apprais Val		310,700	
Units	1			Dep % Ovr		0	
WS Flues	1			Dep Ovr Comment			
FBM Quality				Misc Imp Ovr		0	
Fireplaces	1			Misc Imp Ovr Comment			
				Cost to Cure Ovr		0	
				Cost to Cure Ovr Comment			

BUILDING SUB-AREA SUMMARY SECTION												
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value						
BMT	BASEMENT	0	1,080		19.79	21,376						
FFL	1ST FLOOR	1,236	1,236		98.96	122,316						
GAR	GARAGE	0	840		39.58	33,251						
HST	HALF STORY	420	840		49.48	41,564						
OPF	OPEN PORCH	0	426		9.99	4,255						
OSP	SCRN PORCH	0	120		14.84	1,781						
PAT	PATIO	0	380		4.95	1,880						
SFL	2ND FLOOR	1,088	1,088		98.96	107,670						
Ttl. Gross Liv/Lease Area:		2,744	6,010	3,376			334,094					

