

Property Location: 60 OLD FARM RD

MAP ID:42/ 31/ 15/ /

Bldg Name:

State Use:101

Vision ID: 3560

Account #3617

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

Print Date:12/02/2016 14:35

CURRENT OWNER		TOPO.	UTILITIES	STRT./ROAD	LOCATION	CURRENT ASSESSMENT				1006 AST LONGMEADOW, MA VISION	
POKIGO FRANCIS J JR POKIGO KATHLEEN A 60 OLD FARM RD EAST LONGMEADOW, MA 01028 Additional Owners:			1 TYPCL			Description	Code	Appraised Value	Assessed Value		
						RESIDENTL.	101	360,500	360,500		
						RES LAND	101	165,700	165,700		
						RESIDENTL.	101	35,900	35,900		
SUPPLEMENTAL DATA						Total				562,100	562,100
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_385573_2843546			Received Field 7 Field 8 Field 9 Field 10 ASSOC PID#								

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.	PREVIOUS ASSESSMENTS (HISTORY)								
POKIGO FRANCIS J JR STUART KERMIT MICHAEL, FRICCHIONE,ROBERT L FRICCHIONE,ROBERT L WIERS FRANK C +, WARD JOSEPH E ETAL D/B/A		19793/ 55	04/26/2013	Q	I	580,000	00	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
		17207/ 122	03/17/2008	U	I	700,000		2016	101	356,700	2015	101	356,700	2014	B	423,300
		14293/ 222	08/10/2004	U	I	1	H	2016	101	161,300	2015	101	161,300	2014	L	170,100
		10244/ 417	04/16/1998	U	I	79,000		2016	101	35,900	2015	101	35,900			
		07875/ 0304	12/06/1991	U	V	63,000										
WARD JOSEPH E ETAL D/B/A		06972/ 0245	09/22/1988	U	I	1	B	Total:		553,900	Total:		553,900	Total:		593,400

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor								
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		NS	

NOTES					
SUB DIV #594					

Appraised Bldg. Value (Card)						360,500
Appraised XF (B) Value (Bldg)						0
Appraised OB (L) Value (Bldg)						35,900
Appraised Land Value (Bldg)						165,700
Special Land Value						0
Total Appraised Parcel Value						562,100
Valuation Method:						C
Adjustment:						0
Net Total Appraised Parcel Value						562,100

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	
201401638	05/14/2014	91	INSULATION	2,741		0			05/23/2014			317	15	PERMIT VISIT	
201301916	05/20/2013	11	POOL	55,210	05/23/2014	100	05/23/2014	23X40 INGRND	01/16/2009			317	3	MEAS+INSPCTD	
57	04/23/1998	2	DWELLING	314,000		0			10/10/2002			274	4	INFO AT DOOR	
									12/07/1998			105	2	MEASURED	

LAND LINE VALUATION SECTION																						
B #	Use Code	Use Description	Zone	D	Front	Depth	Units	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	RAA				40,019 SF	2.20	1.8800	2	1.0000	1.00	NS	1.00			Spec Use	Spec Calc	1.00	4.14	165,700	
Total Card Land Units:			0.92	AC	Parcel Total Land Area:			0.92	AC			Total Land Value:										165,700

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	06		COLONIAL	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	1		YES
Grade	B		GOOD	FBM Sqft	1389		
Stories	2.00		2 Story	Int vs Ext	S		
Foundation	1			MIXED USE			
Exterior Wall 1	4		VINYL	Code	Description		Percentage
Exterior Wall 2	8		BRICK VENR	101	ONE FAM		100
Roof Structure	2		HIP				
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL	COST/MARKET VALUATION			
Interior Wall 2							
Interior Floor 1	4		CARPET	Adj. Base Rate:		90.11	
Interior Floor 2	3		HARDWOOD				
Heat Fuel	2		GAS				
Heat Type	1		FORCED H/A	Replace Cost		424,078	
AC Type	03		FULL	AYB		1998	
Bedrooms	5			EYB		1999	
Full Baths	3			Dep Code		GD	
Half Baths	2			Remodel Rating			
Extra Fixtures	4			Year Remodeled			
Total Rooms	10			Dep %		15	
Bath Style	G		GOOD	Functional Obslnc			
Kitchen Style	G		GOOD	External Obslnc			
Kitchens	1			Cost Trend Factor		1	
Extra Kitchens	0			Condition			
Frame	1		WOOD	% Complete			
Basement Floor	12			Overall % Cond		85	
Bsmt Garage				Apprais Val		360,500	
Units	1			Dep % Ovr		0	
WS Flues				Dep Ovr Comment			
FBM Quality	1			Misc Imp Ovr		0	
Fireplaces	0			Misc Imp Ovr Comment			
				Cost to Cure Ovr		0	
				Cost to Cure Ovr Comment			

OB-OUTBUILDING & YARD ITEMS(L) / XF-BUILDING EXTRA FEATURES(B)												
Code	Description	Sub	Sub Descript	L/B	Units	Unit Price	Yr	Gde	Dp Rt	Cnd	%Cnd	Apr Value
11	POOL I-V PATIO	OB	Outbuilding	L	920	29.00	2013	V		VG	85	34,000
19				L	460	5.75	2013	A		GD	70	1,900

Ttl. Gross Liv/Lease Area:		3,944	7,968	4,706		424,078
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