

Property Location: 78 PINE GROVE CR

MAP ID:46/ 53/ 13/ /

Bldg Name:

State Use:101

Vision ID: 6261

Account #6347

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

Print Date:12/07/2016 09:47

CURRENT OWNER		TOPO.	UTILITIES	STRT./ROAD	LOCATION	CURRENT ASSESSMENT				1006 78 PINE GROVE CR EAST LONGMEADOW, MA 01028 Additional Owners:	
MIDGHALL JOHN G JR			1 TYPCL			Description	Code	Appraised Value	Assessed Value		
78 PINE GROVE CR						RESIDENTL.	101	307,800	307,800		
EAST LONGMEADOW, MA 01028						RES LAND	101	137,600	137,600		
Additional Owners:		SUPPLEMENTAL DATA				Total				445,400	445,400
Other ID:		Received								VISION	
SP Permit		Field 7									
Chapter Land		Field 8									
OC Dates		Field 9									
In+Ex FY		Field 10									
Mailed		ASSOC PID#									
GIS ID: F_385119_2857418											

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.	PREVIOUS ASSESSMENTS (HISTORY)								
MIDGHALL JOHN G JR		11496/ 391	02/02/2001	U	V	85,000		Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
CHAPDELAINE JOSEPH & SONS INC,		11103/ 429	02/24/2000	U	V	200,000	G	2016	101	304,600	2015	101	304,600	2014	B	315,900
WILDER NORMA B ET AL,		147/ 75	06/18/1964	U	V	1		2016	101	133,600	2015	101	133,600	2014	L	140,500
WILDER NORMA B ET AL,		0/ 0		U		0		Total:		438,200	Total:		438,200	Total:		456,400

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										APPROAISED VALUE SUMMARY									
NBHD/ SUB		NBHD Name		Street Index Name		Tracing		Batch		Appraised Bldg. Value (Card)					307,800				
0001/A						101		NV		Appraised XF (B) Value (Bldg)					0				
										Appraised OB (L) Value (Bldg)					0				
										Appraised Land Value (Bldg)					137,600				
										Special Land Value					0				
SUB DIV 834 ORCHARD HILL OTH FIX=TWIN										Total Appraised Parcel Value					445,400				
SINKS IN FULL BATHS WALK-OUT BMT										Valuation Method:					C				
										Adjustment:					0				
										Net Total Appraised Parcel Value					445,400				

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					
317	11/07/2000	2	DWELLING	225,000		0			09/28/2010			311	2	MEASURED					
									09/18/2002			250	22	MAILER SENT					
									09/16/2002			274	2	MEASURED					
									05/30/2001			247	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	RA				36,400	SF	2.38	1.5900	9	1.0000	1.00	NV	1.00	GDVW	Spec Use	Spec Calc	1.00	3.78	137,600		
Total Card Land Units:			0.84		AC		Parcel Total Land Area:			0.84		AC		Total Land Value:								137,600	

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		NONE
Grade	B+		GOOD (+)	FBM Sqft	585		
Stories	2.00		2 Story	Int vs Ext	S		
Foundation	1		CONCRETE	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	Adj. Base Rate:			105.53
Interior Floor 2	3		HARDWOOD				
Heat Fuel	2		GAS				
Heat Type	1		FORCED H/A	Replace Cost			323,978
AC Type	03		Full	AYB			2000
Bedrooms	4			EYB			2009
Full Baths	3			Dep Code			VG
Half Baths	0			Remodel Rating			
Extra Fixtures	2			Year Remodeled			
Total Rooms	8			Dep %			5
Bath Style	V		VERY 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			95
Bsmt Garage				Apprais Val			307,800
Units	1			Dep % Ovr			0
WS Flues				Dep Ovr Comment			
FBM Quality	1			Misc Imp Ovr			0
Fireplaces	1			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

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	1,169		21.12	24,694
FFL	1ST FLOOR	1,169	1,169		105.53	123,365
GAR	GARAGE	0	484		42.30	20,473
OPF	OPEN PORCH	0	36		11.73	422
OSP	SCRN PORCH	0	144		16.12	2,322
SFL	2ND FLOOR	720	720		105.53	75,982
TQS	3/4 STORY	677	902		79.21	71,444
WDK	WOOD DECK	0	360		14.66	5,277
Ttl. Gross Liv/Lease Area:		2,566	4,984	3,070		323,978

