

Property Location: 4 BALMORAL DR
Vision ID: 6453

Account #6555

Bldg #: 1 of 2

Bldg Name: Sec #: 1 of 1 Card 1 of 2

State Use: 101
Print Date: 12/07/2016 10:55

CURRENT OWNER		TOPO.	UTILITIES	STRT./ROAD	LOCATION	CURRENT ASSESSMENT				1006 AST LONGMEADOW, MA VISION	
KAPLAN MICHAEL G TR 4 BALMORAL DR EAST LONGMEADOW, MA 01028 Additional Owners:			1 TYPCL			Description	Code	Appraised Value	Assessed Value		
						RESIDENTL.	101	524,400	524,400		
						RES LAND	101	147,700	147,700		
						RESIDENTL.	101	24,800	24,800		
SUPPLEMENTAL DATA						Total				696,900	696,900
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_392007_2850825			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)								
KAPLAN MICHAEL G TR KULENOK,VLADIMR APPLE LAND,DEVELOPMENT INC ROLLINS,ROBERT H ROLLINS,ROBERT H		17309/ 304	05/21/2008	U	I	815,000		Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
		12304/ 142	04/17/2002	U	V	94,900	P	2016	101	518,200	2015	101	518,200	2014	B	572,500
		11956/ 104	10/31/2001	U	V	1	F	2016	101	143,300	2015	101	143,300	2014	L	150,100
		11632/ 459	05/10/2001	U	V	453,000	G	2016	101	24,800	2015	101	24,800	2014	O	29,900
		0/ 0		U		0		Total:		686,300	Total:		686,300	Total:		752,500

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					APPRAISED VALUE SUMMARY					
NBHD/ SUB		NBHD Name		Street Index Name					Tracing	Batch
0001/A									101	NV

NOTES										Appraised Bldg. Value (Card) 397,000 Appraised XF (B) Value (Bldg) 0 Appraised OB (L) Value (Bldg) 24,800 Appraised Land Value (Bldg) 147,700 Special Land Value 0 Total Appraised Parcel Value 696,900 Valuation Method: C Adjustment: 0 Net Total Appraised Parcel Value 696,900			
SUB DIV 875 D ADAMS REVIEWED PLANS FOR													
2 FLR POOL HOUSE/COMPLETE													
W/KITCHEN/BATH/SAUNA/GARAGE. UPDATED													
ACCORDINGLY CONFIRMED W/MLS LISTING													
FY12 ABT GRANTED ADJUSTED VALUE													
756,000. LARGE GENERATOR													

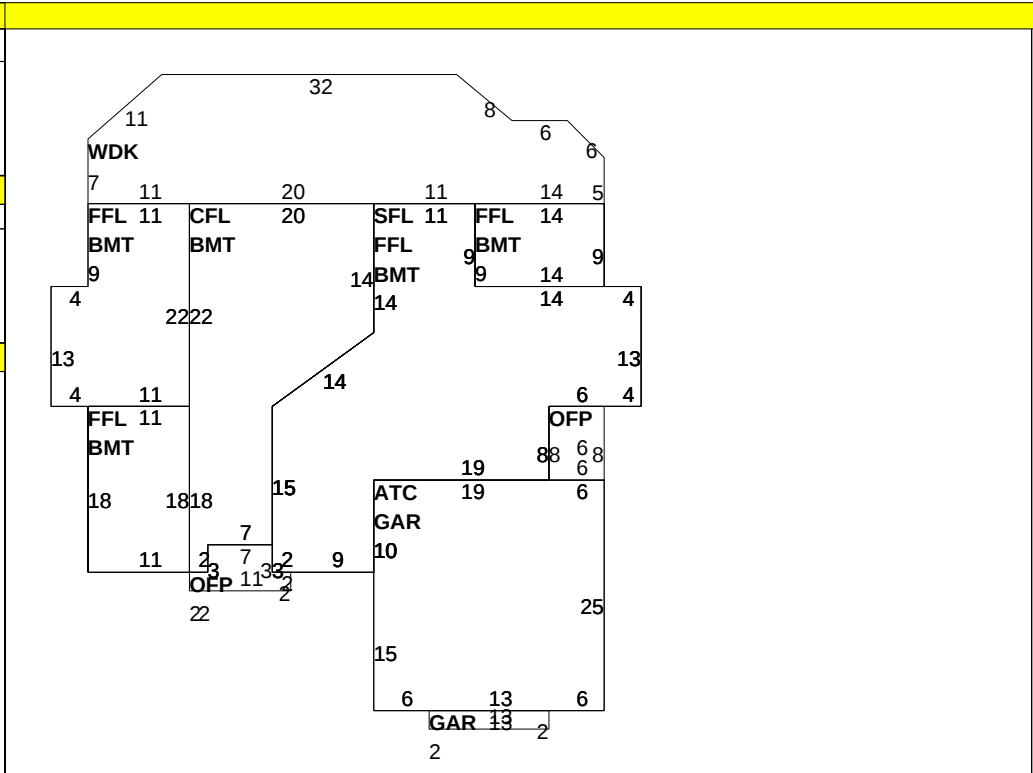
BUILDING PERMIT RECORD										VISIT/ CHANGE HISTORY					
Permit ID	Issue Date	Type	Description	Amount	Insp. Date	% Comp.	Date Comp.	Comments	Date	Type	IS	ID	Cd.	Purpose/Result	
201203221	10/03/2012	GEN	GENERATOR	23,600		0		LARGE GENERATOR	05/28/2013			317	15	PERMIT VISIT	
341	10/26/2004	3	GARAGE	80,000		0		TO INCLUDE POOL HO	08/21/2009			375	11	ENTRY DENIED	
181	07/09/2004	11	POOL	15,000		0			04/13/2006			311	13	MISSED APPT	
154	06/10/2002	2	DWELLING	180,000		0		OC 6/24/2003	01/30/2006			311	15	PERMIT VISIT	
									01/13/2005			311	15	PERMIT VISIT	

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			
																Spec Use	Spec Calc						
1	101	ONE FAM	RA				40,000	2.20	1.5900	9	1.0000	1.00	NV	1.00				1.00	3.50	140,000			
1	101	ONE FAM	RA				1.22	7,000.00	1.0000	0	1.0000	0.90	NV	1.00	SHP1			1.00	6,300.00	7,700			
Total Card Land Units:							2.14	AC	Parcel Total Land Area:							2.14	AC	Total Land Value:					147,700

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	06		COLONIAL	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	0		NO
Grade	A-		V GOOD-	FBM Sqft	1013		
Stories	2.00		2 STORY	Int vs Ext	S		SAME
Foundation	1		CONCRETE	MIXED USE			
Exterior Wall 1	7		BRICK	Code	Description		Percentage
Exterior Wall 2	4		VINYL	101	ONE FAM		100
Roof Structure	2		HIP				
Roof Cover	1		ASPHALT SH				
Interior Wall 1	2		PLASTER				
Interior Wall 2				COST/MARKET VALUATION			
Interior Floor 1	3		HARDWOOD	Adj. Base Rate:			110.06
Interior Floor 2	4		CARPET				
Heat Fuel	2		GAS				
Heat Type	1		FORCED H/A	Replace Cost			422,296
AC Type	03		FULL	AYB			2003
Bedrooms	4			EYB			2008
Full Baths	2			Dep Code			GD
Half Baths	1			Remodel Rating			
Extra Fixtures	0			Year Remodeled			
Total Rooms	8			Dep %			6
Bath Style	G		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		CONCRETE	Overall % Cond			94
Bsmt Garage				Apprais Val			397,000
Units	1			Dep % Ovr			0
WS Flues				Dep Ovr Comment			
FBM Quality	3			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
02	SHED/FR			L	80	7.48	2004	A		GD	70	400
11	POOL I-V	OB	Outbuilding	L	800	29.00	2004	V		GD	70	24,400
GEN	GENERATOR			B	1	0.00	2008	A	1	AV	0	0

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
ATC	ATTIC	156	625		27.47	17,169	
BMT	BASEMENT	0	2,025		22.01	44,574	
CFL	CATHEDRAL CE	537	537		113.34	60,863	
FFL	1ST FLOOR	1,488	1,488		110.06	163,768	
GAR	GARAGE	0	651		43.96	28,615	
OFF	OPEN PORCH	0	91		10.88	991	
SFL	2ND FLOOR	870	870		110.06	95,751	
WDK	WOOD DECK	0	683		15.47	10,566	
Ttl. Gross Liv/Lease Area:		3,051	6,970	3,837		422,296	



CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	96		GARAGE/APT	#Heat Sys			
Model	01		RESIDENTIAL	Central Vac	0		NO
Grade	B+		GOOD (+)	FBM Sqft			
Stories	2.00		2 STORY	Int vs Ext			
Foundation	6		SLAB	MIXED USE			
Exterior Wall 1	8		BRICK VENR	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	6		CERAMIC TL	Adj. Base Rate:		83.24	
Interior Floor 2							
Heat Fuel	2		GAS				
Heat Type	1		FORCED H/A				
AC Type	03		FULL				
Bedrooms	0						
Full Baths	1						
Half Baths	1						
Extra Fixtures	0						
Total Rooms	0						
Bath Style	G		GOOD				
Kitchen Style	G		GOOD				
Kitchens	1						
Extra Kitchens	0						
Frame	1		WOOD				
Basement Floor							
Bsmt Garage							
Units	1						
WS Flues							
FBM Quality							
Fireplaces	0						

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
CRL	CRAWL	0	466		4.11	1,914
FFL	1ST FLOOR	466	466		83.24	38,789
GAR	GARAGE	0	559		33.35	18,645
OFP	OPEN PORCH	0	200		8.32	1,665
PAT	PATIO	0	200		4.16	832
SFL	2ND FLOOR	466	466		83.24	38,789
TQS	3/4 STORY	419	559		62.39	34,877
Ttl. Gross Liv/Lease Area:		1,351	2,916	1,628		135,512

