

Property Location: 19 PEACHTREE RD

Vision ID: 6647

Account #6758

Bldg #: 1 of 2

Bldg Name:

Sec #: 1 of 1

Card 1 of 2

State Use: 101

Print Date: 12/07/2016 12:41

CURRENT OWNER

KULENOK VLADIMIR

KULENOK IRINA G

19 PEACHTREE RD

EAST LONGMEADOW, MA 01028

Additional Owners:

TOPO.

UTILITIES

1 TYPCL

STRT/ROAD

LOCATION

CURRENT ASSESSMENT

Description

RESIDENTL.

RES LAND

RESIDENTL.

Total

Code

101

101

101

580,400

Appraised Value

444,400

110,400

25,600

580,400

Assessed Value

444,400

110,400

25,600

580,400

1006

AST LONGMEADOW, M

VISION

RECORD OF OWNERSHIP

BK-VOL/PAGE

17320/ 393

17320/ 391

14323/ 474

0/ 0

SALE DATE

05/28/2008

05/28/2008

07/09/2004

q/u

U

U

U

U

v/i

V

I

I

SALE PRICE

150,000

1

75,000

0

V.C.

P

B

G

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

2016

2016

2016

Total:

Code

101

101

101

Assessed Value

439,200

107,000

25,600

571,800

Yr.

2015

2015

2015

Total:

Code

101

101

101

Assessed Value

439,200

107,000

25,600

571,800

Yr.

2014

2014

2014

Total:

Code

B

L

O

Assessed Value

369,300

139,500

32,600

541,400

EXEMPTIONS

Year

Type

Description

Amount

Code

Description

Number

Amount

Comm. Int.

Other Assessments

Yr.

2016

2016

2016

Total:

Code

101

101

101

Assessed Value

439,200

107,000

25,600

571,800

Yr.

2015

2015

2015

Total:

Code

101

101

101

Assessed Value

439,200

107,000

25,600

571,800

Yr.

2014

2014

2014

Total:

Code

B

L

O

Assessed Value

369,300

139,500

32,600

541,400

ASSESSING NEIGHBORHOOD

NBHD/ SUB

0001/A

NBHD Name

Street Index Name

Tracing

101

Batch

NV

NOTES

SUB DIV 937 & 938-SUB DIV 974-SUB DIV

PATIO...

1016- ALL INT INFO EST REQUESTS FOR

INSPECTION (7/11/2012 DENIED ACCESS).

FY 14 BUILDING PLANS REVIEWED TO VERIFY

INTERIOR INFO SINCE NO INSPECTION WAS

ALLOWED. BRICKS ON SITE FOR

BUILDING PERMIT RECORD

Permit ID

201202271

201202272

133

Issue Date

05/30/2012

05/30/2012

05/02/2008

Type

38

11

2

Description

POOL HOUSE

POOL

DWELLING

Amount

24,000

11,500

190,000

Insp. Date

06/13/2014

06/13/2014

% Comp.

100

100

0

Date Comp.

06/13/2014

06/13/2014

Comments

21 X40 INGRND POOL

OC 1/22/2009 83` X 60.5`

VISIT/ CHANGE HISTORY

Date

06/13/2014

06/14/2013

06/14/2013

07/13/2012

07/13/2012

Type

IS

ID

317

105

105

317

317

Cd.

15

15

15

11

11

Purpose/Result

PERMIT VISIT

PERMIT VISIT

PERMIT VISIT

ENTRY DENIED

ENTRY DENIED

LAND LINE VALUATION SECTION

B #

1

Use Code

101

Use Description

ONE FAM

Zone

RA

D

Front

Depth

Units

34,617

SF

Unit Price

2.49

I. Factor

1.2800

S.A.

8

Acre Disc

1.0000

C. Factor

1.00

ST. Idx

NG

Adj.

1.00

Notes- Adj

Special Pricing

Spec Use

Spec Calc

S Adj Fact

1.00

Adj. Unit Price

3.19

Land Value

110,400

Total Card Land Units:

0.79

AC

Parcel Total Land Area:

0.79

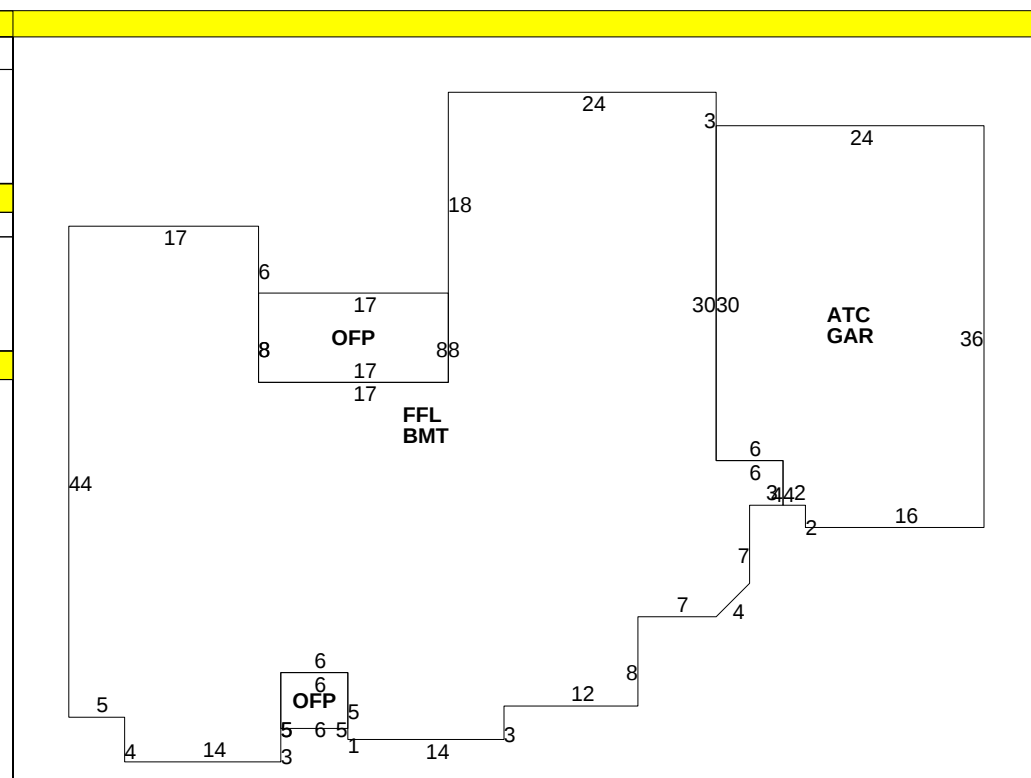
AC

Total Land Value:

110,400

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	19		RANCH	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	0		NO
Grade	B+		GOOD (+)	FBM Sqft			
Stories	1.00		1 Story	Int vs Ext	S		
Foundation	1		CONCRETE	MIXED USE			
Exterior Wall 1	4		VINYL	Code	Description		Percentage
Exterior Wall 2	8		BRICK VENR	101	ONE FAM		100
Roof Structure	2		HIP	COST/MARKET VALUATION			
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL				
Interior Wall 2							
Interior Floor 1	3		HARDWOOD	Adj. Base Rate:			96.30
Interior Floor 2	4		CARPET				
Heat Fuel	1		OIL	Replace Cost			357,862
Heat Type	1		FORCED H/A	AYB			2008
AC Type	03		FULL	EYB			2011
Bedrooms	3			Dep Code			GD
Full Baths	2			Remodel Rating			
Half Baths	1			Year Remodeled			
Extra Fixtures	4			Dep %			3
Total Rooms	7			Functional Obslnc			
Bath Style	G		GOOD	External Obslnc			
Kitchen Style	V		V GOOD	Cost Trend Factor			1
Kitchens	1			Condition			
Extra Kitchens	0			% Complete			
Frame	1		WOOD	Overall % Cond			97
Basement Floor	12			Apprais Val			347,100
Bsmt Garage				Dep % Ovr			0
Units	1			Dep Ovr Comment			
WS Flues				Misc Imp Ovr			0
FBM Quality				Misc Imp Ovr Comment			
Fireplaces	1			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	OB	Outbuilding	L	840	29.00	2012	V		GD	70	25,600	
BUILDING SUB-AREA SUMMARY SECTION													
Code	Description			Living Area		Gross Area		Eff. Area		Unit Cost		Undeprec. Value	
ATC	ATTIC			206		824				24.08		19,838	
BMT	BASEMENT			0		2,636				19.25		50,752	
FFL	1ST FLOOR			2,636		2,636				96.30		253,855	
GAR	GARAGE			0		824				38.57		31,780	
OPF	OPEN PORCH			0		166				9.86		1,637	
Ttl. Gross Liv/Lease Area:				2,842		7,086		3,716				357,862	



Property Location: 19 PEACHTREE RD
Vision ID: 6647

Account #6758

MAP ID:74/ 32/ 7R/ /
Bldg #: 2 of 2

Bldg Name:
Sec #: 1 of 1

Card 2 of 2

State Use:101
Print Date:12/07/2016 12:41

CURRENT OWNER			TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT				1006 AST LONGMEADOW, MA VISION							
KULENOK VLADIMIR KULENOK IRINA G 19 PEACHTREE RD EAST LONGMEADOW, MA 01028 Additional Owners:					1 TYPCL						Description		Code						Appraised Value		Assessed Value	
											RESIDENTL.		101						444,400		444,400	
											RES LAND		101						110,400		110,400	
											RESIDENTL.		101		25,600		25,600					
SUPPLEMENTAL DATA																						
			Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_390743_2851122				Received Field 7 Field 8 Field 9 Field 10 ASSOC PID#															
Total											580,400		580,400									

RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)											
KULENOK VLADIMIR CABOT DEVELOPMENT CORPORATION, CABOT REAL ESTATE LLC, ROBBINS,MARK S				17320/ 393		05/28/2008		U	V	150,000		P	Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value	
				17320/ 391		05/28/2008		U	I	1		B	2016	101	439,200		2015	101	439,200		2014	B	369,300	
				14323/ 474		07/09/2004		U	I	75,000		G	2016	101	107,000		2015	101	107,000		2014	L	139,500	
				0/ 0				U		0			2016	101	25,600		2015	101	25,600		2014	O	32,600	
														Total:		571,800		Total:		571,800		Total:		541,400

EXEMPTIONS				OTHER ASSESSMENTS								This signature acknowledges a visit by a Data Collector or Assessor APPRAISED VALUE SUMMARY Appraised Bldg. Value (Card) 97,300 Appraised XF (B) Value (Bldg) 0 Appraised OB (L) Value (Bldg) 0 Appraised Land Value (Bldg) 0 Special Land Value 0 Total Appraised Parcel Value 580,400 Valuation Method: C Adjustment: 0 Net Total Appraised Parcel Value 580,400											
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									
5/2012 PERMIT FOR POOL AND POOL HOUSE. BUILDING DEPT DID NOT HAVE PLANS AVAILABLE. (7/11/2012 DENIED ACCESS) EST POOL COMPLETE									

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	
															06/13/2014				317	15	PERMIT VISIT	
															06/14/2013				105	15	PERMIT VISIT	
															06/14/2013				105	15	PERMIT VISIT	
															07/13/2012				317	11	ENTRY DENIED	
															07/13/2012				317	11	ENTRY DENIED	

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														
2	101	ONE FAM		RA				0	SF	0.00		1.5900	9	1.0000	1.00	NV	1.00			Spec Use	Spec Calc	.00		0.00	0														

Total Card Land Units: 0.00 ACParcel Total Land Area: 0.79 ACTotal Land Value: 0

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)				
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description	
Style	96		GARAGE/APT	#Heat Sys	1		NO	
Model	01		RESIDENTIAL	Central Vac	0			
Grade	B+		GOOD (+)	FBM Sqft				
Stories	1.50		1 1/2 Stories	Int vs Ext				
Foundation	6		SLAB	MIXED USE				
Exterior Wall 1	4		VINYL	Code	Description		Percentage	
Exterior Wall 2				101	ONE FAM		100	
Roof Structure	1		GABLE					
Roof Cover	1		ASPHALT SH					
Interior Wall 1	1		DRYWALL					
Interior Wall 2				COST/MARKET VALUATION				
Interior Floor 1	6		CERAMIC TL	Adj. Base Rate:				112.54
Interior Floor 2								
Heat Fuel	2		GAS	Replace Cost				98,247
Heat Type	1		FORCED H/A	AYB				2012
AC Type	03		FULL	EYB				2013
Bedrooms	0			Dep Code				GD
Full Baths	1			Remodel Rating				
Half Baths	0			Year Remodeled				
Extra Fixtures	0			Dep %				1
Total Rooms	0			Functional Obslnc				
Bath Style	G		GOOD	External Obslnc				
Kitchen Style	G		GOOD	Cost Trend Factor				
Kitchens	1			Condition				
Extra Kitchens	0			% Complete				
Frame	1		WOOD	Overall % Cond				99
Basement Floor			Apprais Val				97,300	
Bsmt Garage			Dep % Ovr				0	
Units	1		Dep Ovr Comment					
WS Flues			Misc Imp Ovr				0	
FBM Quality			Misc Imp Ovr Comment					
Fireplaces	0		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	
FFL	1ST FLOOR	308	308		112.54	34,662	
GAR	GARAGE	0	390		45.02	17,556	
HST	HALF STORY	384	767		56.34	43,215	
OFP	OPEN PORCH	0	254		11.08	2,813	
Ttl. Gross Liv/Lease Area:		692	1,719	873		98,247	

