Property Location: 34 BAYNE ST | **MAP ID:** 16/ 198/ 7/ / | **Bldg Name:** | **State Use:** 101

Vision ID: 728 | **Account #**750 | **Bldg #:** 1 of 1 | **Sec #:** 1 of 1 | **Card** 1 of 1 | **Print Date:** 11/30/2016 16:54

CURRENT OWNER	TOPO.	UTILITIES	STRT./ROAD	LOCATION
ROBITAILLE MARC J RYBINSKI ROBBIN 34 BAYNE ST EAST LONGMEADOW, MA 01028 Additional Owners:		1 TYPCL		

CURRENT ASSESSMENT

Description	Code	Appraised Value	Assessed Value
RESIDNTL.	101	133,800	133,800
RES LAND	101	80,800	80,800
RESIDNTL.	101	4,500	4,500
		Total	219,100	219,100

1006
4ST LONGMEADOW, M

VISION

SUPPLEMENTAL DATA

Other ID:	Received
SP Permit	Field 7
Chapter Land	Field 8
OC Dates	Field 9
In+Ex FY	Field 10
Mailed	
GIS ID: F_378546_2849728	*ASSOC PID#*

RECORD OF OWNERSHIP

RECORD OF OWNERSHIP	BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.
ROBITAILLE MARC J	07795/ 0215	08/30/1991	U	I	145,000	A
ROBITAILLE DONALD B +	03379/ 0232	11/04/1968	U	I	0	

PREVIOUS ASSESSMENTS (HISTORY)

Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
2016	101	132,400	2015	101	132,400	2014	B	131,000
2016	101	78,400	2015	101	78,400	2014	L	81,000
2016	101	4,500	2015	101	4,500	2014	O	5,800
		Total: 215,300			*Total:* 215,300			*Total:* 217,800

EXEMPTIONS

Year	Type	Description	Amount
		Total:	

OTHER ASSESSMENTS

Code	Description	Number	Amount	Comm. Int.

This signature acknowledges a visit by a Data Collector or Assessor

APPRAISED VALUE SUMMARY

Appraised Bldg. Value (Card)	133,800
Appraised XF (B) Value (Bldg)	0
Appraised OB (L) Value (Bldg)	4,500
Appraised Land Value (Bldg)	80,800
Special Land Value	0
Total Appraised Parcel Value	219,100
Valuation Method:	C
Adjustment:	0
Net Total Appraised Parcel Value	**219,100**

ASSESSING NEIGHBORHOOD

NBHD/ SUB	NBHD Name	Street Index Name	Tracing	Batch
0001/A			101	MA

NOTES

06 PERMIT = REMOVED WALL BETWEEN KIT &
LVG RM.

BUILDING PERMIT RECORD

Permit ID	Issue Date	Type	Description	Amount	Insp. Date	% Comp.	Date Comp.	Comments
201400554	03/18/2014	91	INSULATION	2,838		100	05/14/2014	NVC
302	12/01/2009	12	REROOF	18,985		0		
61	03/07/2006	9	ALTERATION	6,000		0		OC 4/4/2006
210	01/01/1984	MN	Manual Note	0		0		RECRM+BATH
166	01/01/1982	MN	Manual Note	0		0		MK

VISIT/ CHANGE HISTORY

Date	Type	IS	ID	Cd.	Purpose/Result
01/14/2010			316	15	PERMIT VISIT
12/28/2006			311	15	PERMIT VISIT
11/25/2003			274	3	MEAS+INSPCTD
05/05/1992			131	3	MEAS+INSPCTD
04/27/1992			107	22	MAILER SENT

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 Spec Use	Special Pricing Spec Calc	S Adj Fact	Adj. Unit Price	Land Value
1	101	ONE FAM	RC				11,096	SF	7.07	1.0300	5	1.0000	1.00	MA	1.00				1.00	7.28	80,800

Total Card Land Units: 0.25 AC | **Parcel Total Land Area:** 0.25 AC | **Total Land Value:** 80,800

Property Location: 34 BAYNE ST **MAP ID:** 16/ 198/ 7/ / **Bldg Name:** **State Use:** 101

Vision ID: 728 **Account #**750 **Bldg #:** 1 of 1 **Sec #:** 1 of 1 **Card** 1 of 1 **Print Date:** 11/30/2016 16:54

CONSTRUCTION DETAIL

Element	Cd.	Ch.	Description
Style	05		CAPE
Model	01		RESIDENTIAL
Grade	C		AVERAGE
Stories	1.75		1 3/4 STORIES
Foundation	1		CONCRETE
Exterior Wall 1	2		CLAPBOARD
Exterior Wall 2			
Roof Structure	1		GABLE
Roof Cover	1		ASPHALT SH
Interior Wall 1	1		DRYWALL
Interior Wall 2			
Interior Floor 1	3		HARDWOOD
Interior Floor 2	4		CARPET
Heat Fuel	2		GAS
Heat Type	1		FORCED H/A
AC Type	01		NONE
Bedrooms	4		
Full Baths	3		
Half Baths	0		
Extra Fixtures	1		
Total Rooms	6		
Bath Style	A		AVERAGE
Kitchen Style	G		GOOD
Kitchens	1		
Extra Kitchens	0		
Frame	1		WOOD
Basement Floor	12		CONCRETE
Bsmt Garage			
Units	1		
WS Flues			
FBM Quality	3		
Fireplaces	1		

CONSTRUCTION DETAIL (CONTINUED)

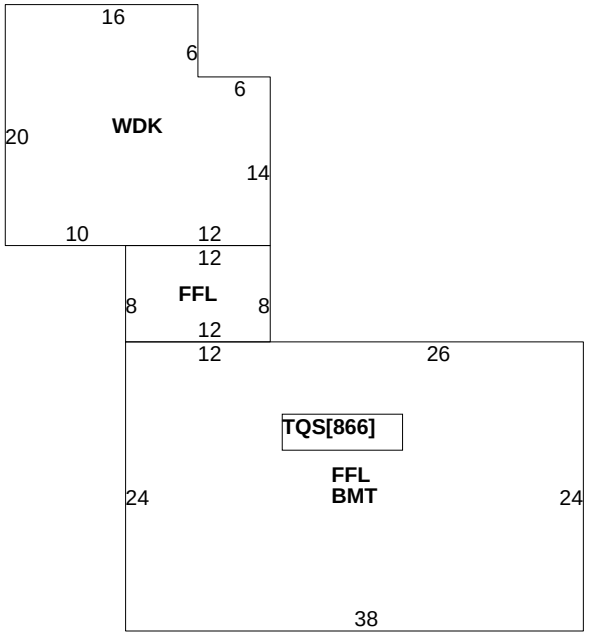
Element	Cd.	Ch.	Description
#Heat Sys	1		
Central Vac	0		NO
FBM Sqft	456		
Int vs Ext	S		SAME

MIXED USE

Code	Description	Percentage
101	ONE FAM	100

COST/MARKET VALUATION

Adj. Base Rate:	96.60
Replace Cost	183,259
AYB	1955
EYB	1987
Dep Code	GD
Remodel Rating	
Year Remodeled	
Dep %	27
Functional Obslnc	
External Obslnc	
Cost Trend Factor	1
Condition	
% Complete	
Overall % Cond	73
Apprais Val	133,800
Dep % Ovr	0
Dep Ovr Comment	
Misc Imp Ovr	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
02	SHED/FR			L	100	7.48	1985	A		AV	60	400
03	GARAGE	OB	Outbuilding	L	240	28.18	1955	A		AV	60	4,100

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	912		19.28	17,582
FFL	1ST FLOOR	1,008	1,008		96.60	97,377
TQS	3/4 STORY	650	866		72.51	62,793
WDK	WOOD DECK	0	404		13.63	5,506
	Ttl. Gross Liv/Lease Area:	1,658	3,190	1,897		183,259