

Property Location: 76 SOUTH BROOK RD
Vision ID: 4314

Account #4383

MAP ID: 56/ 11/ 7/ /

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 101

Print Date: 12/07/2018 15:22

CURRENT OWNER

GUILMETTE GARY R
GUILMETTE LINDA J
76 SOUTH BROOK RD

EAST LONGMEADOW, MA 01028
Additional Owners:

TOPO.

UTILITIES

STRT./ROAD

LOCATION

CURRENT ASSESSMENT

Description

RESIDENTL.
RES LAND
RESIDENTL.

Code

101
101
101

Appraised Value

317,100
135,000
10,800

Assessed Value

317,100
135,000
10,800

1006
4ST LONGMEADOW, MA

VISION

Total

462,900

462,900

SUPPLEMENTAL DATA

Other ID:
SP Permit
Chapter Land
OC Dates
In+Ex FY
Mailed
GIS ID: F_386906 2840612

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.

GUILMETTE GARY R
SOUTH MEADOWS INC
BARIBEAU ROLAND J +

08151/ 0324
06343/ 0440
0/ 0

08/27/1992
12/30/1986

U
U
U

V
I

67,000
1
0

B

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

2018

101

321,600

2017

101

312,100

2016

101

308,700

2018

101

135,000

2017

101

145,000

2016

101

140,600

2018

101

10,800

2017

101

10,800

2016

101

10,800

Total:

467,400

Total:

467,900

Total:

460,100

EXEMPTIONS

Year

Type

Description

Amount

Code

Description

Number

Amount

Comm. Int.

Total:

OTHER ASSESSMENTS

NBHD/ SUB

NBHD Name

Street Index Name

Tracing

Batch

0001/A

101

NV

NOTES

SUB DIV #588,589 PERMIT 256 REVISED SEE
242INT EST 4/5/94

ASSESSING NEIGHBORHOOD

Appraised Bldg. Value (Card)

Appraised XF (B) Value (Bldg)

Appraised OB (L) Value (Bldg)

Appraised Land Value (Bldg)

Special Land Value

Total Appraised Parcel Value

Valuation Method:

Adjustment:

Net Total Appraised Parcel Value

317,100

0

10,800

135,000

0

462,900

C

0

462,900

BUILDING PERMIT RECORD

Permit ID

Issue Date

Type

Description

Amount

Insp. Date

% Comp.

Date Comp.

Comments

240

08/17/2011

25

WINDOWS

2,000

0

2011 PERMIT INCLUDE

200

07/21/2004

11

POOL

30,000

0

316

11/20/2003

20

WOOD STOVE

750

0

OC 12/18/2003

104

04/26/2002

1

PORCH

3,000

0

SCREENED PRCH

242

09/01/1992

MN

Manual Note

89,000

0

DWELLING

256

09/01/1992

MN

Manual Note

0

0

DWELLING

VISIT/CHANGE HISTORY

Date

Type

IS

ID

Cd.

Purpose/Result

07/06/2012

317

15

PERMIT VISIT

10/24/2008

317

14

INSPECTED

10/17/2008

317

2

MEASURED

01/05/2005

311

15

PERMIT VISIT

02/05/2004

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

Spec Use

Spec Calc

S Adj Fact

Adj. Unit Price

Land Value

1

101

ONE FAM

RAA

40,000 SF

2.32

1.4000

9

1.0000

1.00

NV

1.00

1.00

1.00

1.00

3.25

130,000

1

101

ONE FAM

RAA

0.71 AC

7,000.00

1.0000

0

1.0000

1.00

NV

1.00

1.00

1.00

7,000.00

5,000

Total Card Land Units:

1.63

AC

Parcel Total Land Area:

1.63

AC

Total Land Value:

135,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)				
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	05		CAPE	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	0		NO
Grade	B		GOOD	FBM Sqft			
Stories	1.75		1 3/4 STORIES	Int vs Ext	S		SAME
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	1		GABLE				
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL	COST/MARKET VALUATION			
Interior Wall 2	4		SOLID WOOD	Adj. Base Rate:			95.33
Interior Floor 1	2		SOFTWOOD				
Interior Floor 2	3		HARDWOOD				
Heat Fuel	2		GAS				
Heat Type	3		FORCED H/W				
AC Type	01		NONE				
Bedrooms	4			Replace Cost			373,044
Full Baths	3			AYB			1993
Half Baths	0			EYB			2003
Extra Fixtures	1			Dep Code			GD
Total Rooms	12			Remodel Rating			
Bath Style	G		GOOD	Year Remodeled			
Kitchen Style	G		GOOD	Dep %			15
Kitchens	1			Functional ObsInc			
Extra Kitchens	0			External ObsInc			
Frame	1		WOOD	Cost Trend Factor			1
Basement Floor	12		CONCRETE	Condition			
Bsmt Garage	2			% Complete			
Units	1			Overall % Cond			85
WS Flues				Apprais Val			317,100
FBM Quality				Dep % Ovr			0
Fireplaces	2			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	80	7.48	2002	A		GD	70	400
11	POOL I-V	OB	Outbuilding	L	512	29.00	2004	A		GD	70	10,400

BUILDING SUB-AREA SUMMARY SECTION

<i>Code</i>	<i>Description</i>	<i>Living Area</i>	<i>Gross Area</i>	<i>Eff. Area</i>	<i>Unit Cost</i>	<i>Undeprec. Value</i>
BMT	BASEMENT	0	2,072		19.05	39,468
EFP	ENCL PORCH	0	140		28.60	4,004
FFL	1ST FLOOR	2,072	2,072		95.33	197,533
HST	HALF STORY	432	864		47.67	41,185
OFP	OPEN PORCH	0	44		8.67	381
PAT	PATIO	0	140		4.77	667
TQS	3/4 STORY	939	1,252		71.50	89,515
WDK	WOOD DECK	0	20		14.30	286

<i>Ttl. Gross Liv/Lease Area:</i>		3,443	6,604	3,913		373,04

