

Property Location: 20 PEACHTREE RD

Vision ID: 5332

Account #5409

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

MAP ID: 74/ 6/ 10/ /

Bldg Name:

State Use: 101

Print Date: 12/10/2018 09:33

CURRENT OWNER

CARLOS JOSEPH M + BRIANA A

132 MILLBROOK RD

EAST LONGMEADOW, MA 01028

Additional Owners:

TOPO.

UTILITIES

1 TYPCL

STRT./ROAD

LOCATION

CURRENT ASSESSMENT

Description

RESIDNTL.

RES LAND

Code

101

101

Appraised Value

467,700

121,200

Assessed Value

467,700

121,200

SUPPLEMENTAL DATA

Other ID:

SP Permit

Chapter Land

OC Dates

5/11/2018

In+Ex FY

Mailed

GIS ID: F_390800_2851493

Received

Field 7

Field 8

Field 9

Field 10

ASSOC PID#

Total

588,900

588,900

RECORD OF OWNERSHIP

CARLOS JOSEPH M + BRIANA A

CABOT REAL ESTATE LLC

CABLE ,RUSSELL

TT TOWN OF EAST LONGMEADOW,

BK-VOL/PAGE

20995/ 460

14393/ 495

11369/ 569

0/ 0

SALE DATE

12/18/2015

08/05/2004

10/13/2000

12/31/1940

q/u

U

U

U

U

v/i

V

V

V

I

SALE PRICE

150,000

70,000

4,200

0

V.C.

1P

G

E

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

2018

2018

Total:

Code

101

101

Assessed Value

113,200

136,000

Yr.

2017

Code

130

Assessed Value

146,000

Yr.

2016

Code

130

Assessed Value

98,200

Total:

249,200

Total:

146,000

Total:

98,200

EXEMPTIONS

Year

Type

Description

Amount

Code

Description

Number

Amount

Comm. Int.

Other Assessments

This signature acknowledges a visit by a Data Collector or Assessor

APPRAISED VALUE SUMMARY

Appraised Bldg. Value (Card)

467,700

Appraised XF (B) Value (Bldg)

0

Appraised OB (L) Value (Bldg)

0

Appraised Land Value (Bldg)

121,200

Special Land Value

0

Total Appraised Parcel Value

588,900

Valuation Method:

C

Adjustment:

0

Net Total Appraised Parcel Value

588,900

ASSESSING NEIGHBORHOOD

NBHD/ SUB

0001/A

NBHD Name

Street Index Name

Tracing

130

Batch

NV

NOTES

SUB DIV 974

BUILDING PERMIT RECORD

Permit ID

201700182

Issue Date

02/01/2017

Type

2

Description

DWELLING

Amount

545,000

Insp. Date

06/26/2017

% Comp.

75

Date Comp.

Comments

3712 SF INC GARAGE

VISIT/CHANGE HISTORY

Date

05/11/2018

02/28/2018

06/26/2017

03/27/1981

Type

IS

ID

400

333

317

500

Cd.

25

15

2

14

Purpose/Result

OC VISIT

PERMIT VISIT

MEASURED

INSPECTED

LAND LINE VALUATION SECTION

B #

1

1

Use Code

101

101

Use Description

ONE FAM

ONE FAM

Zone

RA

RA

D

Front

Depth

Units

40,000

0.85

SF

AC

Unit Price

2.32

7,000.00

I. Factor

1.2400

1.0000

S.A.

8

0

Acre Disc

1.0000

1.0000

C. Factor

1.00

1.00

ST. Idx

NG

NG

Adj.

1.00

1.00

Notes- Adj

Special Pricing

Spec Use

Spec Calc

S Adj Fact

1.00

1.00

Adj. Unit Price

2.88

7,000.00

Land Value

115,200

6,000

Total Card Land Units:

1.77

AC

Parcel Total Land Area:

1.77

AC

Total Land Value:

121,200

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	06		COLONIAL	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	1		YES
Grade	A-		V GOOD-	FBM Sqft			
Stories	2			Int vs Ext			
Foundation	1		CONCRETE	MIXED USE			
Exterior Wall 1	4		VINYL	Code	Description		Percentage
Exterior Wall 2	16		STONE VENR	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	3		HARDWOOD	Adj. Base Rate:			107.43
Interior Floor 2	4		CARPET				
Heat Fuel	2		GAS				
Heat Type	1		FORCED H/A				
AC Type	03		FULL				
Bedrooms	3			Replace Cost			472,467
Full Baths	2			AYB			2017
Half Baths	1			EYB			2017
Extra Fixtures	5			Dep Code			GD
Total Rooms	7			Remodel Rating			
Bath Style	G		GOOD	Year Remodeled			
Kitchen Style	G		GOOD	Dep %			1
Kitchens	1			Functional ObsInc			
Extra Kitchens				External ObsInc			
Frame	1		WOOD	Cost Trend Factor			1
Basement Floor	12		CONCRETE	Condition			
Bsmt Garage				% Complete			
Units	1			Overall % Cond			99
WS Flues				Apprais Val			467,700
FBM Quality				Dep % Ovr			0
Fireplaces				Dep Ovr Comment			
				Misc Imp Ovr			0
				Misc Imp Ovr Comment			
				Cost to Cure Ovr			0
				Cost to Cure Ovr Comment			

[illegible]

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	2,270		21.49	48,772
CFL	CATHEDRAL CE	610	610		110.60	67,465
FFL	1ST FLOOR	1,660	1,660		107.43	178,330
GAR	GARAGE	0	888		42.95	38,137
HST	HALF STORY	372	744		53.71	39,963
OPF	OPEN PORCH	0	20		10.74	215
SFL	2ND FLOOR	846	846		107.43	90,884
WDK	WOOD DECK	0	580		15.00	8,702

<i>Ttl. Gross Liv/Lease Area:</i>		3,488	7,618	4,398		472,467

