

Property Location: 23 PEACHTREE RD

Account #5416

MAP ID: 74/ 9/ 0/ /

Bldg Name:

State Use: 101

Vision ID: 5339

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 2

Print Date: 12/10/2018 09:34

CURRENT OWNER			TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT				1006 4ST LONGMEADOW, M VISION									
FRADETTE MICHEL ROYER DIANE M 23 PEACH TREE RD EAST LONGMEADOW, MA 01028 Additional Owners:					1 TYPCL						Description		Code						Appraised Value		Assessed Value			
											RESIDENTL.		101						143,400		143,400			
													RES LAND						101		96,800		96,800	
													RESIDENTL.						101		26,700		26,700	
SUPPLEMENTAL DATA																								
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_391264_2851034							Received Field 7 Field 8 Field 9 Field 10 ASSOC PID#																	
Total											266,900				266,900									

RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)											
FRADETTE MICHEL				05673/ 0385		09/04/1984		U	I	65,500			Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value	
													2018	101	147,700		2017	101	144,900		2016	101	143,400	
													2018	101	96,800		2017	101	94,800		2016	101	92,400	
													2018	101	27,600		2017	101	27,600		2016	101	27,600	
													Total:	272,100		Total:		267,300		Total:		263,400		

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor APPRAISED VALUE SUMMARY Appraised Bldg. Value (Card)143,400 Appraised XF (B) Value (Bldg)0 Appraised OB (L) Value (Bldg)26,700 Appraised Land Value (Bldg)96,800 Special Land Value0 Total Appraised Parcel Value266,900 Valuation Method:C Adjustment:0 Net Total Appraised Parcel Value266,900									
Year	Type	Description		Amount		Code	Description					Number	Amount		Comm. Int.		

ASSESSING NEIGHBORHOOD									
NBHD/ SUB		NBHD Name		Street Index Name		Tracing		Batch	
0001/A						101		NV	

NOTES			

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	
307		11/07/2003		20	WOOD STOVE		100				0					05/30/2018				333	2	MEASURED	
80		04/11/2002		4	ADDITION		20,000				0			BDRM & BTHRM		04/04/2007				250	P1	PHONE MESSAG	
53		03/01/1987		MN	Manual Note		240				0			FIRE REPAR		10/18/2006				311	2	MEASURED	
																02/10/2004				311	15	PERMIT VISIT	
																02/25/2003				274	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			
1	101	ONE FAM		RA				40,000 SF		2.32	1.2400	8	1.0000	0.75	NG	1.00	TOP3		Spec Use		Spec Calc	1.00		2.16	86,400		
1	101	ONE FAM		RA				1.49 AC		7,000.00	1.0000	0	1.0000	1.00	NG	1.00							7,000.00	10,400			
Total Card Land Units:										2.41	AC	Parcel Total Land Area:					2.41 AC					Total Land Value:					96,800

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	C		AVERAGE			FBM Sqft	816					
Stories	1.00		1 STORY			Int vs Ext	S		SAME			
Foundation	1		CONCRETE			MIXED USE						
Exterior Wall 1	3		ALUMINUM			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	4		CARPET			Adj. Base Rate:			102.00			
Interior Floor 2	10		PARQUET									
Heat Fuel	1		OIL						227,658			
Heat Type	3		FORCED H/W			Replace Cost			227,658			
AC Type	03		FULL			AYB			1960			
Bedrooms	3					EYB			1981			
Full Baths	2					Dep Code			AG			
Half Baths	0					Remodel Rating						
Extra Fixtures	1					Year Remodeled						
Total Rooms	6					Dep %			37			
Bath Style	A		AVERAGE			Functional Obslnc						
Kitchen Style	A		AVERAGE			External Obslnc						
Kitchens	1					Cost Trend Factor			1			
Extra Kitchens	0					Condition						
Frame	1		WOOD			% Complete						
Basement Floor	12		CONCRETE			Overall % Cond			63			
Bsmt Garage						Apprais Val			143,400			
Units	1					Dep % Ovr			0			
WS Flues	1					Dep Ovr Comment						
FBM Quality	1					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	32	7.48	1965	A		FR	50	100
40	LEAN-TO			L	160	5.75	1996	A		AV	60	600
03	GARAGE	OB	Outbuilding	L	400	28.18	2000	A		GD	70	7,900
03	GARAGE	OB	Outbuilding	L	300	28.18	1965	A		AV	60	5,100
03	GARAGE	OB	Outbuilding	L	500	28.18	1965	A		AV	60	8,500
07	POOL A-C	OB	Outbuilding	L	21	69.00	1994	A		AV	60	900
06	CARPORT			L	288	8.63	1990	F		FR	50	1,100
22	WOOD DK			L	160	9.20	1994	A		GD	70	1,000
02	SHED/FR			L	168	7.48	1990	A		AV	60	800
BUILDING SUB-AREA SUMMARY SECTION												
Code	Description			Living Area		Gross Area	Eff. Area		Unit Cost		Undeprec. Value	
BMT	BASEMENT			0		1,632			20.37		33,251	
FFL	1ST FLOOR			1,872		1,872			102.00		190,939	
WDK	WOOD DECK			0		240			14.45		3,468	
Ttl. Gross Liv/Lease Area:				1,872		3,744	2,232				227,658	

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																	Spec Use	Spec Calc				
Total Card Land Units:							0.00		AC	Parcel Total Land Area:					2.41 AC		Total Land Value:					0

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Code	Description	Sub	Sub Descript	L/B	Units	Unit Price	Yr	Gde	Dp Rt	Cnd	%Cnd	Apr Value															
41	IMP SHD			L	128	6.90	1996	G		AV	60	700															
BUILDING SUB-AREA SUMMARY SECTION																											
Code	Description			Living Area		Gross Area		Eff. Area		Unit Cost		Undeprec. Value															
Ttl. Gross Liv/Lease Area:				0		0		0				227,658															
																		No Photo On Record									

No Photo On Record