

Property Location: 154 ORCHARD RD

Vision ID: 6262

Account #6348

MAP ID: 46/ 45/ 21/ /

Bldg Name:

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 101

Print Date: 12/10/2018 15:01

CURRENT OWNER		TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT				1006 4ST LONGMEADOW, MA VISION											
BABINEAU JAY HEIRS + DEV OF 154 ORCHARD RD EAST LONGMEADOW, MA 01028 Additional Owners:				1	TYPCL					Description	Code	Appraised Value	Assessed Value												
										RESIDENTL.	101	316,900	316,900												
										RES LAND	101	123,700	123,700												
SUPPLEMENTAL DATA										Total				440,600		440,600									
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_385016 2856560						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.	PREVIOUS ASSESSMENTS (HISTORY)												
CHUN SUNG Y BABINEAU JAY HEIRS + DEV OF CHAPDELAINE JOSEPH + SONS, CHAPDELAINE JOSEPH + SONS,				22116/ 563 15343/ 489 5631/ 527 0/ 0		04/02/2018 08/08/2005 06/14/1984		Q U U U	I V V U	475,000 100,000 1 0		00 N E	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value				
													2018	101	271,000	2017	101	261,000	2016	101	258,400				
													2018	101	123,700	2017	101	133,100	2016	101	128,800				
													Total:			394,700		Total:		394,100		Total:		387,200	
EXEMPTIONS				OTHER ASSESSMENTS								This signature acknowledges a visit by a Data Collector or Assessor APPRAISED VALUE SUMMARY Appraised Bldg. Value (Card)316,900 Appraised XF (B) Value (Bldg)0 Appraised OB (L) Value (Bldg)0 Appraised Land Value (Bldg)123,700 Special Land Value0 Total Appraised Parcel Value440,600 Valuation Method:C Adjustment:0 Net Total Appraised Parcel Value440,600													
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																									
SUB DIV 834 ORCHARD HILL																									
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									
201201344	03/28/2012	17	DECK	2,000		0		FINISH BMT OC 3/13/2006			05/25/2012			317	15	PERMIT VISIT									
264	08/18/2010	7	REMODEL	10,000		0					03/02/2012			317	15	PERMIT VISIT									
269	08/15/2005	2	DWELLING	289,000		0					01/07/2011			317	15	PERMIT VISIT									
											12/11/2009			317	15	PERMIT VISIT									
											01/23/2009			317	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				26,825 SF	3.29	1.4000	9	1.0000	1.00	NV	1.00		Spec Use	Spec Calc	1.00	4.61	123,700					
Total Card Land Units:							0.62	AC	Parcel Total Land Area:				0.62	AC	Total Land Value:							123,700			

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)				
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	06		COLONIAL	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	0		NO
Grade	B-		GOOD (-)	FBM Sqft	840		
Stories	2.00		2 STORY	Int vs Ext	S		SAME
Foundation	1		CONCRETE	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	3		HARDWOOD	Adj. Base Rate:		118.10	
Interior Floor 2	4		CARPET				
Heat Fuel	2		GAS				
Heat Type	1		FORCED H/A				
AC Type	03		FULL	Replace Cost	344,500		
Bedrooms	3			AYB	2005		
Full Baths	3			EYB	2010		
Half Baths	1			Dep Code	GD		
Extra Fixtures	2			Remodel Rating			
Total Rooms	6			Year Remodeled			
Bath Style	G		GOOD	Dep %	8		
Kitchen Style	G		GOOD	Functional ObsInc			
Kitchens	1			External ObsInc			
Extra Kitchens	1			Cost Trend Factor	1		
Frame	1		WOOD	Condition			
Basement Floor	12		CONCRETE	% Complete			
Bsmt Garage				Overall % Cond	92		
Units	1			Apprais Val	316,900		
WS Flues				Dep % Ovr	0		
FBM Quality	5			Dep Ovr Comment			
Fireplaces	1			Misc Imp Ovr	0		
				Misc Imp Ovr Comment			
				Cost to Cure Ovr	0		
				Cost to Cure Ovr Comment			

[illegible]

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	1,120		23.62	26,455
FFL	1ST FLOOR	1,120	1,120		118.10	132,273
GAR	GARAGE	0	576		47.16	27,163
OFP	OPEN PORCH	0	40		11.81	472
PAT	PATIO	0	320		5.91	1,890
SFL	2ND FLOOR	1,120	1,120		118.10	132,273
UHS	UNFIN HALF STORY	0	576		35.47	20,431
WDK	WOOD DECK	0	216		16.40	3,543

<i>Ttl. Gross Liv/Lease Area:</i>		2,240	5,088	2,917		344,500

