Property Location: 161 BRAEBURN RD | **MAP ID:** 2/ 6/ 1/ / | **Bldg Name:** | **State Use:** 101

Vision ID: 6851 | **Account #** 6974 | **Bldg #:** 1 of 1 | **Sec #:** 1 of 1 | **Card** 1 of 1 | **Print Date:** 12/10/2018 17:16

CURRENT OWNER

HESSION ADAM
HESSION MEGHAN
161 BRAEBURN RD

EAST LONGMEADOW, MA 01028
Additional Owners:

TOPO.	UTILITIES	STRT./ROAD	LOCATION
	1 TYPCL		

SUPPLEMENTAL DATA

Other ID:	Received
SP Permit	Field 7
Chapter Land	Field 8
OC Dates 2/4/2013	Field 9
In+Ex FY	Field 10
Mailed	
GIS ID: F_374784_2854153	*ASSOC PID#*

CURRENT ASSESSMENT

Description	Code	Appraised Value	Assessed Value
RESIDNTL.	101	268,300	268,300
RES LAND	101	62,700	62,700
		Total	331,000	331,000

1006
4ST LONGMEADOW, M

VISION

RECORD OF OWNERSHIP

	BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.
HESSION ADAM	19678/ 167	02/08/2013	Q	I	324,000	00
ROOSEVELT HILL LLC,	18852/ 68	07/22/2011	U	I	225,000	K
REL ROMAN CATHOLIC BISHOP OF,SPRINGFIELD	04107/ 0179	03/11/1975	U	I	0	

PREVIOUS ASSESSMENTS (HISTORY)

Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
2018	101	248,600	2017	101	238,600	2016	101	236,100
2018	101	62,700	2017	101	59,400	2016	101	64,100
	Total:	311,300		*Total:*	298,000		*Total:*	300,200

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)	268,300
Appraised XF (B) Value (Bldg)	0
Appraised OB (L) Value (Bldg)	0
Appraised Land Value (Bldg)	62,700
Special Land Value	0
Total Appraised Parcel Value	331,000
Valuation Method:	C
Adjustment:	0
Net Total Appraised Parcel Value	331,000

ASSESSING NEIGHBORHOOD

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

NOTES

FY13 SUB DIV 1082 BK PLANS 361-5, NEW
LOT 1

BUILDING PERMIT RECORD

Permit ID	Issue Date	Type	Description	Amount	Insp. Date	% Comp.	Date Comp.	Comments
201802425	07/16/2018	17	DECK	26,500		0		306 SF
201801848	05/18/2018	11	POOL	45,300	06/18/2018	0		17X33 IG POOL W/FEN
201201966	05/24/2012	2	DWELLING	180,000		0		OC 2/4/2013 2035 SF

VISIT/ CHANGE HISTORY

Date	Type	IS	ID	Cd.	Purpose/Result
06/18/2018			333	15	PERMIT VISIT
03/04/2013			400	25	OC VISIT
07/06/2012			317	2	MEASURED
06/29/2012			317	15	PERMIT VISIT
06/08/2012			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 Spec Use	Special Pricing Spec Calc	S Adj Fact	Adj. Unit Price	Land Value
1	101	ONE FAM	RC				10,464	SF	7.88	0.7600	3	1.0000	1.00	MF	1.00				1.00	5.99	62,700

Total Card Land Units: 0.24 AC | **Parcel Total Land Area:** 0.24 AC | **Total Land Value:** 62,700

Property Location: 161 BRAEBURN RD **MAP ID:** 2/ 6/ 1/ / **Bldg Name:** **State Use:** 101

Vision ID: 6851 **Account #**6974 **Bldg #:** 1 of 1 **Sec #:** 1 of 1 **Card** 1 of 1 **Print Date:** 12/10/2018 17:16

CONSTRUCTION DETAIL

Element	Cd.	Ch.	Description
Style	06		COLONIAL
Model	01		RESIDENTIAL
Grade	B-		GOOD (-)
Stories	2.00		2 STORY
Foundation	1		CONCRETE
Exterior Wall 1	4		VINYL
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	03		FULL
Bedrooms	4		
Full Baths	2		
Half Baths	1		
Extra Fixtures	2		
Total Rooms	6		
Bath Style	G		GOOD
Kitchen Style	G		GOOD
Kitchens	1		
Extra Kitchens	0		
Frame	1		WOOD
Basement Floor	12		CONCRETE
Bsmt Garage			
Units	1		
WS Flues			
FBM Quality			
Fireplaces	1		

CONSTRUCTION DETAIL (CONTINUED)

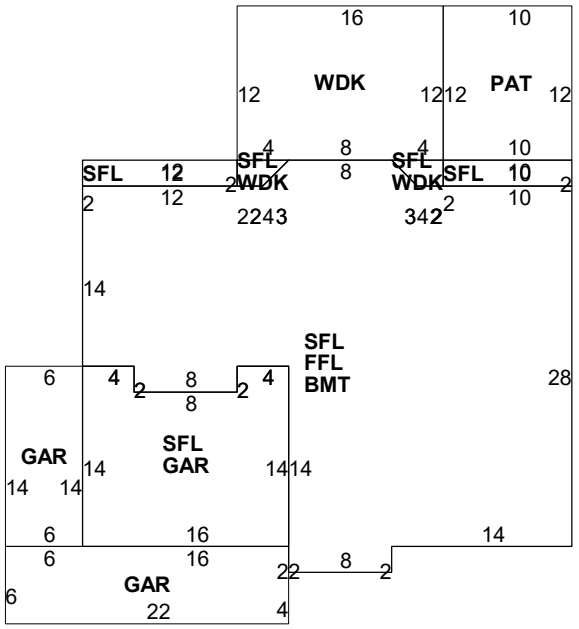
Element	Cd.	Ch.	Description
#Heat Sys	1		
Central Vac	0		NO
FBM Sqft			
Int vs Ext	S		SAME

MIXED USE

Code	Description	Percentage
101	ONE FAM	100

COST/MARKET VALUATION

Adj. Base Rate:	113.78
Replace Cost	276,609
AYB	2012
EYB	2015
Dep Code	GD
Remodel Rating	
Year Remodeled	
Dep %	3
Functional Obslnc	
External Obslnc	
Cost Trend Factor	1
Condition	
% Complete	
Overall % Cond	97
Apprais Val	268,300
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

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	892		22.71	20,254
FFL	1ST FLOOR	892	892		113.78	101,495
GAR	GARAGE	0	424		45.62	19,343
PAT	PATIO	0	120		5.69	683
SFL	2ND FLOOR	1,156	1,156		113.78	131,534
WDK	WOOD DECK	0	204		16.18	3,300
	Ttl. Gross Liv/Lease Area:	2,048	3,688	2,431		276,609