

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT														
FRANKLIN JEROME C FRANKLIN SHEILA M 45 PINE GROVE CR EAST LONGMEADOW MA 01028 GIS ID F_385547_2857788										Description RESIDNTL. RES LAND		Code 101 101		Appraised 336400 127300		Assessed 336,400 127,300		1006 EAST LONGMEADOW								
				TOPO WET		EASEMENT		TRAFFIC												CORNER						
				DRAINAGE				VIEW												COMMUNITY						
				SUPPLEMENTAL DATA																						
				Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																		
				Total						463,700				463,700												
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)													
FRANKLIN JEROME C CHAPDELAINE JOSEPH & SONS INC, WILDER NORMA B ET AL, WILDER NORMA B ET AL,				11434 0554		12-06-2000		U	V	85,000		1P	Year		Code	Assessed	Year		Code	Assessed	Year		Code	Assessed		
				11103 0429		02-24-2000		U	V	200,000		1	2019		101	327,200	2018		101	302,600	2017		101	293,700		
				0147 0075		06-18-1964		U	V	1		1A			101	123,500			101	123,500			101	132,900		
				0000 0000				U		0																
				Total									Total		450700		Total		426100		Total		426600			
EXEMPTIONS						OTHER ASSESSMENTS						This signature acknowledges a visit by a Data Collector or Assessor														
Year	Code	Description			Amount		Code	Description		YEAR												Amount		Comm Int		
Total				0.00																						
ASSESSING NEIGHBORHOOD																										
Nbhd		Nbhd Name			B		Tracing			Batch		Appraised BLDG. Value (Card) 336,400 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 0 Appraised Land Value (Bldg) 127,300 Special Land Value 0 Total Appraised Parcel Value 463,700 Valuation Method C Adjustment Net Total Appraised Parcel Value 463,700														
0001							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		
337		12-06-2000		2	DWELLING		341,840										05-30-2018 09-28-2010 09-13-2002 02-21-2002 05-31-2001					333 311 274 274 247	2 2 3 15 2	MEASURED MEASURED MEAS+INSPCTD PERMIT VISIT MEASURED		
LAND LINE VALUATION SECTION																										
B	Use Co	Description		Zone	D	Fronta	Depth	Land Units		Unit Price	I. Fact	S.A.	Ac Di	C. Fact	St. Idx	Adj	Notes		Special Pricing			Size A		Adj Unit Pric	Land Value	
1	101	ONE FAM		RA				26,963 SF		3.37	1.400	9	LAND	1.00	NV	1.00			0			1.000		4.72	127,300	
Total Card Land Units								0.619		AC	Parcel Total Land Area: 0.6190				Total Land Value 127,300											

Property Location 45 PINE GROVE CR
 Vision ID 6241 Account # 6327

Map ID 46/ 74/ 47/ /
 Bldg # 1

Bldg Name
 Sec # 1 of 1

Card # 1 of 1

State Use 101
 Print Date 12/19/2019 8:08:50 P

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	B+	GOOD (+)	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
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	2	HIP			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		79.76
Interior Floor 1	4	CARPET	RCN		373,824
Interior Floor 2	3	HARDWOOD	Net Other Adj		
Heat Fuel	2	GAS	Year Built		2001
Heat Type	1	FORCED H/A	Effective Year Built		2008
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	4		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		10
Extra Fixtures	0		Functional Obsol		
Total Rooms	8		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor		1
Half Bath Style	G	GOOD	Condition		
Kitchens	1		% Complete		
Kitchen Style	V	V GOOD	Overall % Condition		90
Extra Kitchens	0		RCNLD		336,400
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Fireplaces	1		Misc Imp Ovr Comment		
WS Flues			Cost to Cure Ovr		
Central Vac	1	YES	Cost to Cure Ovr Comment		
Frame	1	WOOD			

OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)													
Code	Description	Su	Sub Type	Lan	Units	Unit Price	Yr Blt	%	Dep.	Cond	Gra	Qual	Apprais Va

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,095		23.59	25,834	
FFL	1ST FLOOR	1,115	1,115		117.96	131,529	
GAR	GARAGE	0	680		47.19	32,086	
OFP	OPEN PORCH	0	125		12.27	1,534	
OSP	SCRN PORCH	0	144		18.02	2,595	
PAT	PATIO	0	662		5.88	3,893	
SFL	2ND FLOOR	1,040	1,040		117.96	122,681	
TQS	3/4 STORY	435	580		88.47	51,314	
WDK	WOOD DECK	0	144		16.38	2,359	
Ttl Gross Liv / Lease Area		2,590	5,585	3,169		373,824	

