

Property Location

22 KNOLLWOOD DR

Map ID

17/ 42/ 14/ /

Bldg Name

State Use

101

Vision ID

867

Account #

891

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

12/18/2019 10:54:28

CURRENT OWNER		TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT				1006 EAST LONGMEADOW			
GOUR PAUL M GOUR MELISSAA 22 KNOLLWOOD DR EAST LONGMEADOW MA 01028 GIS ID F_379581_2848862		TOPO WET		EASEMENT		TRAFFIC		CORNER		Description	Code	Appraised	Assessed				
										RESIDNTL.	101	129700	129,700				
		DRAINAGE				VIEW		COMMUNITY		RES LAND	101	85300	85,300				
										RESIDNTL.	101	5200	5,200				
		SUPPLEMENTAL DATA								Total				220,200		220,200	
Alt Prcl ID		Received															
SP Permit		NIA															
Chapter Land		Field 8															
OC Dates		Field 9															
In+Ex FY		Field 10															
Mailed		Assoc Pid#															

RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)									
GOUR PAUL M KANE JUDITH A, KANE BRIAN E + JUDITH A KNIGHT BRUCE K		10907	0177	08-30-1999	U	I	120,450		1		1		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed		
		09484	0152	05-14-1996	U	I	1				2019	101	126,300	2018	101	105,900	2017	101	106,700				
		07137	0026	04-07-1989	U	I	131,250					101	82,800		101	82,800		101	80,900				
		04392	0116	03-03-1977	U	I	0					101	5,200		101	5,200		101	5,200				
												Total		214300		Total		193900		Total		192800	

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor											
Year	Code	Description	Amount	Code	Description	YEAR	Amount												
Total			0.00																

ASSESSING NEIGHBORHOOD												APPRAISED VALUE SUMMARY											
Nbhd		Nbhd Name		B		Tracing		Batch		Appraised BLDG. Value (Card)						129,700							
0001						101		MA		Appraised Xf (B) Value (Bldg)						0							
										Appraised Ob (B) Value (Bldg)						5,200							
										Appraised Land Value (Bldg)						85,300							
										Special Land Value						0							
										Total Appraised Parcel Value						220,200							
										Valuation Method						C							
										Adjustment													
										Net Total Appraised Parcel Value						220,200							

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									
201900002	01-03-2019	25		4,665	06-03-2019	100	06-03-2019	1 BAY WINDOW	06-03-2019			400	15	PERMIT VISIT									
201702851	11-07-2017	21	SIDING	15,000	05-22-2018	100	05-22-2018		05-22-2018			400	15	PERMIT VISIT									
192	07-28-2003	4	ADDITION	20,000		100		DORMER	01-29-2016			105	2	MEASURED									
									04-01-2004			250	22	MAILER SENT									
									02-23-2004			311	2	MEASURED									
									01-29-2004			296	15	PERMIT VISIT									
									05-04-1992			131	14	INSPECTED									

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	RC				11,250 SF	7.58	1.000	5	LAND	1.00	MA	1.00			0		1.000	7.58	85,300		
Total Card Land Units							0.258	AC	Parcel Total Land Area: 0.2583							Total Land Value							85,300

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor		
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	
Roof Structure	1	GABLE		100	
Roof Cover	1	ASPHALT SH		0	
Interior Wall 1	1	DRYWALL		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate	93.39	
Interior Floor 2	3	HARDWOOD	RCN	205,901	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1953	
AC Type	03	FULL	Effective Year Built	1981	
Bedrooms	3		Depreciation Code	AG	
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %	37	
Total Rooms	7		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style	A	AVERAGE	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	63	
Extra Kitchen St			RCNLD	129,700	
FBM Sqft	638		Dep % Ovr		
FBM Quality	3		Dep Ovr Comment		
Fireplaces	1		Misc Imp Ovr		
WS Flues			Misc Imp Ovr Comment		
Central Vac	0	NO	Cost to Cure Ovr		
Frame	1	WOOD	Cost to Cure Ovr Comment		

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
03	GARAGE	OB	Outbuildi	L	264	28.18	1953	60	0.00	AV	A	1.00	4,500
02	SHED/FR			L	160	7.48	1985	60	0.00	AV	A	1.00	700

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	912		22.40	20,433	
EFP	ENCL PORCH	0	96		33.91	3,256	
FFL	1ST FLOOR	912	912		112.27	102,389	
TQS	3/4 STORY	684	912		84.20	76,792	
WDK	WOOD DECK	0	192		15.79	3,031	
Ttl Gross Liv / Lease Area		1,596	3,024	1,834		205,901	

