

Property Location

162 BRAEBURN RD

Map ID

2/ 16/ 10/ /

Bldg Name

State Use

101

Vision ID

1116

Account #

1146

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

11-03-2020 11:19:31

CURRENT OWNER		TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT				1006 EAST LONGMEADOW					
CONDE ROBBIN L ANTINORE DAVID J 162 BRAEBURN RD EAST LONGMEADOW MA 01028		TOPO WET		EASEMENT		TRAFFIC		CORNER		Description	Code	Appraised	Assessed						
										RESIDNTL.	101	146800	146,800						
		DRAINAGE				VIEW		COMMUNITY		RES LAND	101	66100	66,100						
										RESIDNTL.	101	11900	11,900						
		SUPPLEMENTAL DATA																	
		Alt Prcl ID		Received															
		SP Permit		NIA															
		Chapter Land		Field 8															
		OC Dates		Field 9															
		In+Ex FY		Field 10															
GIS ID		F_374971_2854161		Mailed		Assoc Pid#				Total		224,800		224,800					
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)					
CONDE ROBBIN L PERRY BRIANNA GUTIERREZ LUIS, LONG HILDEGARD HEIRS +,		22686 419		05-30-2019		Q		I		220,000		00		Year	Code	Assessed	Year	Code	Assessed
		19908 0337		07-08-2013		Q		I		195,000		00		2020	101	139,800	2019	101	136,300
		10353 0032		07-01-1998		U		I		84,000					101	66,100		101	64,100
		03095 0162		02-26-1965		U		I		0					101	11,900		101	11,900
														Total		217800		Total 212300	
EXEMPTIONS				OTHER ASSESSMENTS										This signature acknowledges a visit by a Data Collector or Assessor APPRAISED VALUE SUMMARY Appraised BLDG. Value (Card) 146,800 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 11,900 Appraised Land Value (Bldg) 66,100 Special Land Value 0 Total Appraised Parcel Value 224,800 Valuation Method C Adjustment Net Total Appraised Parcel Value 224,800					
Year	Code	Description	Amount	Code	Description	YEAR	Amount	Comm Int											
Total		0.00																	
ASSESSING NEIGHBORHOOD																			
Nbhd		Nbhd Name		B		Tracing		Batch											
0001						101		MF											
NOTES																			
FY14 UPDATED PER MLS 71508141 ALL																			
REMODELED FLA W/3FIX BTH/SHWR IN BMT.																			
NO PERMIT FOR REMODEL. VERIFY UPON																			
INSPECTION.																			
BUILDING PERMIT RECORD																			
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Type	Is	Id	Cd	Purpose/Result					
201903251	11-14-2019	91	INSULATION	2,500		0		NVC BAY WINDOW & EN ABOVE GROUND 24 X 20 TWO CAR	04-01-2016			317	15	PERMIT VISIT					
201302142	06-11-2013	20	WOOD STOVE	2,000		0			03-06-2015				105	1	LEFT NOTICE				
201202299	05-21-2012	25	WINDOWS	4,170					05-30-2014				317	15	PERMIT VISIT				
195	07-07-2011	25	WINDOWS	6,977					07-11-2012				317	15	PERMIT VISIT				
212	07-12-2007	11	POOL	5,700					03-23-2012				317	16	FIELDREV CHG				
1	01-01-2004	3	GARAGE	18,000					03-23-2012				317	15	PERMIT VISIT				
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				15,518 SF	5.6	0.760	3	LAND	1.00	MF	1.00		0	1.000	4.26	66,100
Total Card Land Units						0.356 AC		Parcel Total Land Area:		0.3562						Total Land Value		66,100	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	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	3	HARDWOOD	Adj Base Rate	118.31	
Interior Floor 2			RCN	176,811	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1965	
AC Type	01	NONE	Effective Year Built	2001	
Bedrooms	3		Depreciation Code	VG	
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	1		Depreciation %	17	
Total Rooms	5		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	83	
Extra Kitchen St			RCNLD	146,800	
FBM Sqft	725		Dep % Ovr		
FBM Quality	3		Dep Ovr Comment		
Fireplaces	0		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
02	SHED/FR			L	120	7.48	2001	70	0.00	GD	A	1.00	600
03	GARAGE	OB	Outbuildi	L	480	28.18	2003	70	0.00	GD	A	1.00	9,500
07	POOLA-C	OB	Outbuildi	L	24	69.00	2007	70	0.00	GD	A	1.00	1,200
22	WOOD DK			L	96	9.20	2013	70	0.00	GD	A	1.00	600

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	966		29.86	28,846	
FFL	1ST FLOOR	966	966		149.46	144,378	
OFP	OPEN PORCH	0	24		12.45	299	
PAT	PATIO	0	432		7.61	3,288	
Ttl Gross Liv / Lease Area		966	2,388	1,183		176,811	

