

Property Location

169 BRAEBURN RD

Map ID

2/ 5/ 0/ /

Bldg Name

State Use

101

Vision ID

1149

Account #

1179

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

11-03-2020 11:24:16

CURRENT OWNER		TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT				1006 EAST LONGMEADOW										
GRISARU ALEXANDER FERRENTINO ANNA MARIA 169 BRAEBURN RD EAST LONGMEADOW MA 01028		TOPO WET		EASEMENT		TRAFFIC		CORNER		Description	Code	Appraised	Assessed											
										RESIDNTL.	101	258200	258,200											
		DRAINAGE				VIEW		COMMUNITY		RES LAND	101	64700	64,700											
										RESIDNTL.	101	200	200											
		SUPPLEMENTAL DATA								Total				323,100		323,100								
GIS ID		F_374776_2854010		Mailed		Alt Prcl ID		Received																
						SP Permit		NIA																
						Chapter Land		Field 8																
						OC Dates		Field 9																
						In+Ex FY		Field 10																
						Assoc Pid#																		
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)										
GRISARU ALEXANDER ROOSEVELT HILL LLC, REL ROMAN CATHOLIC BISHOP,		19819		0373		05-14-2013		Q		I		282,500		00		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
		18852		0068		07-22-2011		U		I		225,000		1K		2020	101	250,400	2019	101	243,800	2018	101	226,200
		02756		0598		07-25-1960		U		I		0					101	64,700		101	62,900		101	62,900
																Total		315300	Total		306700	Total		289100
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																
0001						101		MF																
NOTES																								
FY13 SUB DIV 1083 BK PLANS 361-5 - NEW LOT 3 FY18 PLAN 377 PG 49 RECONFIGURE LOT LINE 2-5-0 & 3-4-D SUB PLAN #1141																								
Appraised BLDG. Value (Card) 258,200 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 200 Appraised Land Value (Bldg) 64,700 Special Land Value 0 Total Appraised Parcel Value 323,100 Valuation Method C Adjustment Net Total Appraised Parcel Value 323,100																								
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										
201602053	07-14-2016	91	INSULATION	2,395		0		OC 5/1/2013 170	07-05-2019			334	3	MEAS+INSPCTD										
201202005	05-15-2012	2	DWELLING	180,000					04-30-2013			400	25	OC VISIT										
									04-30-2013			400	25	OC VISIT										
									06-29-2012			317	15	PERMIT VISIT										
									06-08-2012			317	15	PERMIT VISIT										
								03-23-1981			500	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				10,993 SF	7.75	0.760	3	LAND	1.00	MF	1.00		0		1.000	5.89	64,700				
Total Card Land Units							0.252	AC	Parcel Total Land Area: 0.2524							Total Land Value					64,700			

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			101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		95.59
Interior Floor 1	3	HARDWOOD	RCN		271,740
Interior Floor 2	6	CERAMIC TL	Net Other Adj		
Heat Fuel	2	GAS	Year Built		2012
Heat Type	1	FORCED H/A	Effective Year Built		2013
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	3		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		5
Extra Fixtures	2		Functional Obsol		
Total Rooms	5		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor		1
Half Bath Style	G	GOOD	Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition		95
Extra Kitchens	0		RCNLD		258,200
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
02	SHED/FR			L	48	7.48	2015	60	0.00	AV	A	1.00	200

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	756		26.33	19,909
FFL	1ST FLOOR	756	756		131.85	99,678
GAR	GARAGE	0	456		52.62	23,996
OFP	OPEN PORCH	0	20		13.18	264
PAT	PATIO	0	144		6.41	923
SFL	2ND FLOOR	936	936		131.85	123,410
WDK	WOOD DECK	0	192		18.54	3,560
Ttl Gross Liv / Lease Area		1,692	3,260	2,061		271,740

