

Property Location 132 MILLBROOK DR

Vision ID 5862

Account # 5944

Map ID 87/ 42/ 6/ /

Bldg # 1

Bldg Name

Sec # 1 of 1

Card # 1 of 1

State Use 101

Print Date 11-04-2020 10:27:41

|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |                          |                                                                            |                           |                  |                  |                                                                     |             |                                       |                                                                                                |                                            |         |                                               |                                      |                                                                                                     |       |                  |        |               |            |         |
|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------|----------------------------------------------------------------------------|---------------------------|------------------|------------------|---------------------------------------------------------------------|-------------|---------------------------------------|------------------------------------------------------------------------------------------------|--------------------------------------------|---------|-----------------------------------------------|--------------------------------------|-----------------------------------------------------------------------------------------------------|-------|------------------|--------|---------------|------------|---------|
| <b>CURRENT OWNER</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |                          | <b>TOPO TYPE</b>                                                           | <b>UTILITY</b>            | <b>STREET</b>    | <b>LOCATION</b>  | <b>CURRENT ASSESSMENT</b>                                           |             |                                       |                                                                                                | <div>1006</div> <div>EAST LONGMEADOW</div> |         |                                               |                                      |                                                                                                     |       |                  |        |               |            |         |
| MOLINARI MICHAEL J<br>MOLINARI ANNE K<br>132 MILLBROOK DR<br><br>EAST LONGMEADOW MA 01028                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 |                          | <b>TOPO WET</b>                                                            | <b>EASEMENT</b>           | <b>TRAFFIC</b>   | <b>CORNER</b>    | Description                                                         | Code        | Appraised                             | Assessed                                                                                       |                                            |         |                                               |                                      |                                                                                                     |       |                  |        |               |            |         |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |                          |                                                                            |                           |                  |                  | RESIDNTL.                                                           | 101         | 341900                                | 341,900                                                                                        |                                            |         |                                               |                                      |                                                                                                     |       |                  |        |               |            |         |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |                          |                                                                            |                           |                  |                  | RES LAND                                                            | 101         | 132700                                | 132,700                                                                                        |                                            |         |                                               |                                      |                                                                                                     |       |                  |        |               |            |         |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |                          |                                                                            |                           |                  |                  | RESIDNTL.                                                           | 101         | 2900                                  | 2,900                                                                                          |                                            |         |                                               |                                      |                                                                                                     |       |                  |        |               |            |         |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |                          | <b>DRAINAGE</b>                                                            |                           | <b>VIEW</b>      | <b>COMMUNITY</b> |                                                                     |             |                                       |                                                                                                |                                            |         |                                               |                                      |                                                                                                     |       |                  |        |               |            |         |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |                          | <b>SUPPLEMENTAL DATA</b>                                                   |                           |                  |                  |                                                                     |             |                                       |                                                                                                |                                            |         |                                               |                                      |                                                                                                     |       |                  |        |               |            |         |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |                          | Alt Prcl ID<br>SP Permit<br>Chapter Land<br>OC Dates<br>In+Ex FY<br>Mailed |                           |                  |                  | Received<br>NIA<br>Field 8<br>Field 9<br>Field 10<br>Assoc Pid#     |             |                                       |                                                                                                |                                            |         |                                               |                                      |                                                                                                     |       |                  |        |               |            |         |
| GIS ID F_393486_2851543                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                   |                          |                                                                            |                           |                  |                  | Total                                                               |             |                                       |                                                                                                | 477,500                                    | 477,500 |                                               |                                      |                                                                                                     |       |                  |        |               |            |         |
| <b>RECORD OF OWNERSHIP</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |                          | <b>BK-VOL/PAGE</b>                                                         | <b>SALE DATE</b>          | <b>Q/U</b>       | <b>V/I</b>       | <b>SALE PRICE</b>                                                   | <b>VC</b>   | <b>PREVIOUS ASSESSMENTS (HISTORY)</b> |                                                                                                |                                            |         |                                               |                                      |                                                                                                     |       |                  |        |               |            |         |
| MOLINARI MICHAEL J<br>DUTIL                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |                          | 22904<br>0000                                                              | LC<br>0000                | 02-11-1987       | U<br>U           | I                                                                   | 48,000<br>0 | Year                                  | Code                                                                                           | Assessed                                   | Year    | Code                                          | Assessed                             | Year                                                                                                | Code  | Assessed         |        |               |            |         |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |                          |                                                                            |                           |                  |                  |                                                                     |             | 2020                                  | 101                                                                                            | 329,000                                    | 2019    | 101                                           | 320,400                              | 2018                                                                                                | 101   | 329,900          |        |               |            |         |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |                          |                                                                            |                           |                  |                  |                                                                     |             | 101                                   | 132,700                                                                                        | 101                                        | 128,600 | 101                                           | 128,600                              |                                                                                                     |       |                  |        |               |            |         |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |                          |                                                                            |                           |                  |                  |                                                                     |             | 101                                   | 2,900                                                                                          | 101                                        | 2,900   |                                               |                                      |                                                                                                     |       |                  |        |               |            |         |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |                          |                                                                            |                           |                  |                  | Total                                                               |             | 464600                                | Total                                                                                          | 451900                                     | Total   | 461400                                        |                                      |                                                                                                     |       |                  |        |               |            |         |
| <b>EXEMPTIONS</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                         |                          |                                                                            | <b>OTHER ASSESSMENTS</b>  |                  |                  | This signature acknowledges a visit by a Data Collector or Assessor |             |                                       |                                                                                                |                                            |         |                                               |                                      |                                                                                                     |       |                  |        |               |            |         |
| Year                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      | Code                     | Description                                                                | Amount                    | Code             | Description      | YEAR                                                                | Amount      | Comm Int                              |                                                                                                |                                            |         |                                               |                                      |                                                                                                     |       |                  |        |               |            |         |
|                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                           |                          |                                                                            |                           |                  |                  |                                                                     |             |                                       |                                                                                                |                                            |         |                                               |                                      |                                                                                                     |       |                  |        |               |            |         |
| Total                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |                          |                                                                            | 0.00                      |                  |                  |                                                                     |             |                                       |                                                                                                |                                            |         |                                               |                                      |                                                                                                     |       |                  |        |               |            |         |
| <b>ASSESSING NEIGHBORHOOD</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |                          |                                                                            |                           |                  |                  |                                                                     |             |                                       |                                                                                                |                                            |         |                                               |                                      |                                                                                                     |       |                  |        |               |            |         |
| Nbhd                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |                          | Nbhd Name                                                                  |                           | B                |                  | Tracing                                                             |             | Batch                                 |                                                                                                |                                            |         |                                               |                                      |                                                                                                     |       |                  |        |               |            |         |
| 0001                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |                          |                                                                            |                           |                  |                  | 101                                                                 |             | NV                                    |                                                                                                |                                            |         |                                               |                                      |                                                                                                     |       |                  |        |               |            |         |
| <b>NOTES</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |                          |                                                                            |                           |                  |                  |                                                                     |             |                                       |                                                                                                |                                            |         |                                               |                                      |                                                                                                     |       |                  |        |               |            |         |
| SUB DIV #545 PART CATH CEILING FY91 AB<br>60PHONE CALL 4-14-00 PER ANNE TOO BUSY<br>FOR INTERIOR INSPECTION                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |                          |                                                                            |                           |                  |                  |                                                                     |             |                                       |                                                                                                |                                            |         |                                               |                                      |                                                                                                     |       |                  |        |               |            |         |
| <div> <div>Appraised BLDG. Value (Card)</div> <div>341,900</div> </div> <div> <div>Appraised Xf (B) Value (Bldg)</div> <div>0</div> </div> <div> <div>Appraised Ob (B) Value (Bldg)</div> <div>2,900</div> </div> <div> <div>Appraised Land Value (Bldg)</div> <div>132,700</div> </div> <div> <div>Special Land Value</div> <div>0</div> </div> <div> <div>Total Appraised Parcel Value</div> <div>477,500</div> </div> <div> <div>Valuation Method</div> <div>C</div> </div> <div> <div>Adjustment</div> <div></div> </div> <div> <div>Net Total Appraised Parcel Value</div> <div>477,500</div> </div> |                          |                                                                            |                           |                  |                  |                                                                     |             |                                       |                                                                                                |                                            |         |                                               |                                      |                                                                                                     |       |                  |        |               |            |         |
| <b>BUILDING PERMIT RECORD</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |                          |                                                                            |                           |                  |                  |                                                                     |             |                                       |                                                                                                |                                            |         |                                               |                                      |                                                                                                     |       |                  |        |               |            |         |
| Permit Id                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 | Issue Date               | Type                                                                       | Description               | Amount           | Insp Date        | % Comp                                                              | Date Comp   | Comments                              | Date                                                                                           | Type                                       | Is      | Id                                            | Cd                                   | Purpose/Result                                                                                      |       |                  |        |               |            |         |
| 201701751<br>275                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                          | 06-16-2017<br>01-01-1988 | 91<br>MN                                                                   | INSULATION<br>Manual Note | 2,043<br>200,000 |                  | 0                                                                   |             | DWLG                                  | 04-10-2015<br>06-24-2005<br>04-14-2000<br>04-03-2000<br>01-03-2000<br>12-06-1999<br>04-19-1990 |                                            |         | 317<br>274<br>247<br>105<br>250<br>247<br>131 | 15<br>2<br>11<br>16<br>22<br>2<br>15 | PERMIT VISIT<br>MEASURED<br>ENTRY DENIED<br>FIELDREV CHG<br>MAILER SENT<br>MEASURED<br>PERMIT VISIT |       |                  |        |               |            |         |
| <b>LAND LINE VALUATION SECTION</b>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                        |                          |                                                                            |                           |                  |                  |                                                                     |             |                                       |                                                                                                |                                            |         |                                               |                                      |                                                                                                     |       |                  |        |               |            |         |
| 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                        |                  |                  |                                                                     | 37,479 SF   | 2.53                                  | 1.400                                                                                          | 9                                          | LAND    | 1.00                                          | NV                                   | 1.00                                                                                                |       | 0                | 1.000  | 3.54          | 132,700    |         |
| Total Card Land Units                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |                          |                                                                            |                           |                  |                  |                                                                     | 0.860       | AC                                    | Parcel Total Land Area: 0.8604                                                                 |                                            |         |                                               |                                      |                                                                                                     |       | Total Land Value |        |               |            | 132,700 |

| CONSTRUCTION DETAIL |      |             | CONSTRUCTION DETAIL (CONTINUED) |             |             |
|---------------------|------|-------------|---------------------------------|-------------|-------------|
| Element             | Cd   | Description | Element                         | Cd          | Description |
| Style               | 06   | COLONIAL    | Basement Floor                  |             |             |
| 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     | 8    | BRICK VENR  | Code                            | Description |             |
| Exterior Wall 2     | 6    | STUCCO      | 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                   | 71.30       |             |
| Interior Floor 1    | 3    | HARDWOOD    | RCN                             | 422,043     |             |
| Interior Floor 2    |      |             | Net Other Adj                   |             |             |
| Heat Fuel           | 2    | GAS         | Year Built                      | 1988        |             |
| Heat Type           | 1    | FORCED H/A  | Effective Year Built            | 1999        |             |
| AC Type             | 03   | FULL        | Depreciation Code               | GD          |             |
| Bedrooms            | 4    |             | Remodel Rating                  |             |             |
| Full Baths          | 2    |             | Year Remodeled                  |             |             |
| Half Baths          | 1    |             | Depreciation %                  | 19          |             |
| Extra Fixtures      | 2    |             | 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       | E    | EXCELLENT   | Overall % Condition             | 81          |             |
| Extra Kitchens      | 0    |             | RCNLD                           | 341,900     |             |
| Extra Kitchen St    |      |             | Dep % Ovr                       |             |             |
| FBM Sqft            | 851  |             | Dep Ovr Comment                 |             |             |
| FBM Quality         | 3    |             | Misc Imp Ovr                    |             |             |
| Fireplaces          | 1    |             | Misc Imp Ovr Comment            |             |             |
| WS Flues            | 1    |             | 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   | 448   | 7.48       | 2014   | 70 | 0.00 | GD   | G   | 1.25 | 2,900      |

| BUILDING SUB-AREA SUMMARY SECTION |              |        |       |          |           |                |
|-----------------------------------|--------------|--------|-------|----------|-----------|----------------|
| Subarea                           | Description  | Living | Gross | Eff Area | Unit Cost | Undeprec Value |
| BMT                               | BASEMENT     | 0      | 1,702 |          | 19.88     | 33,843         |
| CFL                               | CATHEDRAL CE | 168    | 168   |          | 102.50    | 17,220         |
| EFB                               | ENCL PORCH   | 0      | 30    |          | 29.86     | 896            |
| FFL                               | 1ST FLOOR    | 1,534  | 1,534 |          | 99.54     | 152,692        |
| GAR                               | GARAGE       | 0      | 792   |          | 39.84     | 31,554         |
| HST                               | HALF STORY   | 396    | 792   |          | 49.77     | 39,417         |
| OFF                               | OPEN PORCH   | 0      | 40    |          | 9.95      | 398            |
| SFL                               | 2ND FLOOR    | 1,363  | 1,363 |          | 99.54     | 135,671        |
| WDK                               | WOOD DECK    | 0      | 742   |          | 13.95     | 10,352         |
| Ttl Gross Liv / Lease Area        |              | 3,461  | 7,163 | 4,240    |           | 422,043        |

