

Property Location

256 MILLBROOK DR

Map ID

88/ 14/ 23/ /

Bldg Name

State Use

101

Vision ID

5886

Account #

5968

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

11-04-2020 10:31:39

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW											
DAGNOLI DEAN C DAGNOLI LISA V 256 MILLBROOK DR EAST LONGMEADOW MA 01028		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed												
						RESIDNTL.	101	355400	355,400												
						RES LAND	101	128900	128,900												
						RESIDNTL.	101	1800	1,800												
		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#															
GIS ID F_393712_2850341						Total				486,100	486,100										
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)													
DAGNOLI DEAN C DIEBOLD,KURT A BELL ,W PAUL & ROSATI JOSEPH P + LINDA M, A DUTIL INC		34441	LC	05-28-2010	U	I	432,000		Year	Code	Assessed	Year	Code	Assessed							
		LC-30	0	07-01-2002	U	I	375,000		2020	101	341,500	2019	101	332,600							
		0128	0548	11-17-1998	U	I	273,500			101	128,900		101	124,900							
		LC02-0000	0	03-06-1989	U	I	296,500			101	1,800		101	1,800							
					U		0		Total	472200	Total	459300	Total	451300							
EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor													
Year	Code	Description	Amount	Code	Description	YEAR	Amount								Comm Int						
									APPRAISED VALUE SUMMARY Appraised BLDG. Value (Card) 355,400 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 1,800 Appraised Land Value (Bldg) 128,900 Special Land Value 0 Total Appraised Parcel Value 486,100 Valuation Method C Adjustment Net Total Appraised Parcel Value 486,100												
Total			0.00																		
ASSESSING NEIGHBORHOOD																					
Nbhd		Nbhd Name		B		Tracing		Batch													
0001						101		NV													
NOTES																					
SUB DIV #545 - 5/28/10 SALE BK 184 PG 404																					
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							
201503095	12-17-2015	91	INSULATION	3,098	06-17-2016	0	06-17-2016	ADD TO KIT & FAM FIN BMT IN PROGR SHED SFR	06-17-2016			317	15	PERMIT VISIT							
201502712	10-09-2015	62	SOLAR	25,000		06-04-2013					105	15	PERMIT VISIT								
201301038	04-04-2013	GEN	GENERATOR	1,800		06-04-2013					105	15	PERMIT VISIT								
201300058	01-28-2013	4	ADDITION	50,000		03-18-2011					317	16	FIELDREV CHG								
157	05-02-2006	7	REMODEL	6,000		04-05-2007					311										
256	10-06-1995	MN	Manual Note	3,500				311	14	INSPECTED											
358	12-01-1988	MN	Manual Note	190,000				311	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	RA				30,252 SF	3.04	1.400	9	LAND	1.00	NV	1.00			0		1.000	4.26	128,900
Total Card Land Units							0.694	AC	Parcel Total Land Area: 0.6945							Total Land Value					128,900

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	2.00	
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	Percentage
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		76.94
Interior Floor 2	4	CARPET	RCN		399,277
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built		1988
AC Type	03	FULL	Effective Year Built		2007
Bedrooms	4		Depreciation Code		VG
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	1		Depreciation %		11
Total Rooms	9		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style	G	GOOD	Cost Trend Factor		1
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition		89
Extra Kitchen St			RCNLD		355,400
FBM Sqft	1140		Dep % Ovr		
FBM Quality	4		Dep Ovr Comment		
Fireplaces	1		Misc Imp Ovr		
WS Flues	1		Misc Imp Ovr Comment		
Central Vac	1	YES	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	280	7.48	1995	70	0.00	GD	G	1.25	1,800
GEN	GENERATO			B	1	0.00	2008	89	1.00	AV	A	1.00	0
SOL	Solar Panels	EX	Extra Fea	B	1	0.00	2008	89	1.00			0.00	0

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,520		21.40	32,533	
FFL	1ST FLOOR	1,736	1,736		107.02	185,780	
GAR	GARAGE	0	696		42.74	29,750	
HST	HALF STORY	240	480		53.51	25,684	
OPF	OPEN PORCH	0	120		10.70	1,284	
SFL	2ND FLOOR	1,120	1,120		107.02	119,858	
WDK	WOOD DECK	0	292		15.03	4,388	
Ttl Gross Liv / Lease Area		3,096	5,964	3,731		399,277	

