

Property Location 40 BRYNMAWR DR
Vision ID 6075 Account # 6158

Map ID 94/ 23/ 21/ /
Bldg # 1

Bldg Name
Sec # 1 of 1 Card # 1 of 1

State Use 101
Print Date 11-04-2020 11:02:31

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW													
PIERZCHALA STEPHEN A PIERZCHALA LINDA M 40 BRYNMAWR DR EAST LONGMEADOW MA 01028		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed														
		DRAINAGE		VIEW	COMMUNITY	RESIDNTL.	101	123700	123,700														
						RES LAND	101	107000	107,000														
						RESIDNTL.	101	200	200														
GIS ID F_395227_2840536		Mailed		Assoc Pid#		Total		230,900	230,900														
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)															
PIERZCHALA STEPHEN A PIERZCHALA STEPHEN A LAVALLEE PAUL M, ROBERTSON,JASON KIENZLER JEANNE R,		20213	0247	03-07-2014	U	I	100	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed						
		19550	0484	11-19-2012	U	I	250,000	00	2020	101	117,500	2019	101	114,400	2018	101	106,200						
		16677	0143	05-11-2007	U	I	274,000			101	107,000		101	104,300		101	104,300						
		12740	0512	11-21-2002	U	I	140,000			101	200		101	200		101	200						
		03324	0456	03-19-1968	U	I	0		Total		224700	Total		218900	Total		210700						
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										APPRAISED VALUE SUMMARY													
Nbhd		Nbhd Name		B		Tracing		Batch															
0001						101		MG															
NOTES																							
01 SHED=HIGH QUALITY PLASTIC SHED ON PERMANENT DEDICATED WOOD DECK. UPDATES PER MLS 70533744 AC=50%										Appraised BLDG. Value (Card) 123,700 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 200 Appraised Land Value (Bldg) 107,000 Special Land Value 0 Total Appraised Parcel Value 230,900 Valuation Method C Adjustment Net Total Appraised Parcel Value 230,900													
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									
201402493	09-15-2014	42	REPAIRS	6,000	04-10-2015	100	04-10-2015	REPLACE PLYWOO	04-10-2015			317	15	PERMIT VISIT									
									12-14-2012			317	3	MEAS+INSPCTD									
									06-14-2005			274	2	MEASURED									
									11-22-1999			247	3	MEAS+INSPCTD									
									03-27-1992			170	3	MEAS+INSPCTD									
									10-30-1980			500	3	MEAS+INSPCTD									
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				25,000 SF	3.6	1.190	7	LAND	1.00	MG	1.00			0		1.000	4.28	107,000		
Total Card Land Units							0.574	AC	Parcel Total Land Area: 0.5739							Total Land Value							107,000

The diagram illustrates the layout of a building with three floors: FFL (Floor Level), BMT (Basement), and OFF (Office). The building is divided into several rectangular sections. The values for Floor Area (FA) and Perimeter (P) are provided for each section.

Floor	Section	FA (m²)	P (m)
FFL (Blue)	Top Left	36	32
	Top Right	24	24
	Bottom Left	16	16
	Bottom Right	12	12
BMT (Red)	Top Left	14	14
	Top Right	14	14
	Bottom Left	12	12
	Bottom Right	12	12
OFF (Green)	Top Left	16	16
	Top Right	14	14

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,152		25.55	29,433
FFL	1ST FLOOR	1,152	1,152		127.97	147,423
GAR	GARAGE	0	288		51.10	14,717
OFP	OPEN PORCH	0	60		12.80	768
WDK	WOOD DECK	0	224		17.71	3,967
Ttl Gross Liv / Lease Area		1,152	2,876	1,534		196,308