

Property Location

141 ORCHARD RD

Map ID

47/ 89/ 29/ /

Bldg Name

State Use

101

Vision ID

6247

Account #

6333

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

11-04-2020 11:28:14

CURRENT OWNER		TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT				1006 EAST LONGMEADOW											
ELLERBROOK THOMAS R ELLERBROOK NORAA 141 ORCHARD RD EAST LONGMEADOW MA 01028		TOPO WET		EASEMENT		TRAFFIC		CORNER		Description	Code	Appraised	Assessed												
										RESIDNTL.	101	297900	297,900												
		DRAINAGE				VIEW		COMMUNITY		RES LAND	101	126000	126,000												
										RESIDNTL.	101	1100	1,100												
		SUPPLEMENTAL DATA								Total				425,000		425,000									
GIS ID		F_385248_2856329		Mailed		Assoc Pid#																			
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)									
ELLERBROOK THOMAS R ADAMO JOHN R CHAPDELAINE JOSEPH + SONS, CHAPDELAINE JOSEPH + SONS,				21457 0486		11-22-2016		Q I		I		366,000		00		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
				12725 0019		11-08-2002		U V		V		90,000		1P		2020	101	285,600	2019	101	277,800	2018	101	259,900	
				5631 0527		06-14-1984		U V		V		1		1E			101	126,000		101	122,700		101	122,700	
				0000 0000				U				0					101	1,100		101	1,100		101	1,100	
														Total		412700		Total		401600		Total		383700	
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 Appraised BLDG. Value (Card) 297,900 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 1,100 Appraised Land Value (Bldg) 126,000 Special Land Value 0 Total Appraised Parcel Value 425,000 Valuation Method C Adjustment Net Total Appraised Parcel Value 425,000											
Nbhd		Nbhd Name		B		Tracing		Batch																	
0001						101		NV																	
NOTES																									
SUB DIV 834 ORCHARD HILL																									
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										
103	05-11-2004	17	DECK	2,800				328 SF		01-24-2017			317	16	FIELDREV CHG										
69	04-21-2004	10	SHED	4,500				12` X 16` STORAGE		12-29-2016			317	3	MEAS+INSPCTD										
297	10-16-2002	2	DWELLING	237,000				OC 4/9/2003		11-18-2010			311	14	INSPECTED										
										09-29-2010			311	2	MEASURED										
										01-07-2005			311	15	PERMIT VISIT										
										03-17-2004			250	22	MAILER SENT										
										02-25-2004			311	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				25,200 SF	3.57	1.400	9	LAND	1.00	NV	1.00			0		1.000	5	126,000				
Total Card Land Units							0.579	AC	Parcel Total Land Area:				0.5785	Total Land Value							126,000				

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	
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	4	CARPET	Adj Base Rate		87.16
Interior Floor 2	3	HARDWOOD	RCN		330,964
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built		2003
AC Type	03	FULL	Effective Year Built		2008
Bedrooms	3		Depreciation Code		GD
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	2		Depreciation %		10
Total Rooms	8		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		90
Extra Kitchen St			RCNLD		297,900
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	1		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	192	7.48	2004	60	0.00	AV	G	1.25	1,100

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,087		23.24	25,262	
FFL	1ST FLOOR	1,105	1,105		116.41	128,637	
GAR	GARAGE	0	484		46.66	22,584	
HST	HALF STORY	319	638		58.21	37,136	
OPF	OPEN PORCH	0	222		11.54	2,561	
SFL	2ND FLOOR	933	933		116.41	108,614	
WDK	WOOD DECK	0	380		16.24	6,170	
Ttl Gross Liv / Lease Area		2,357	4,849	2,843		330,964	

