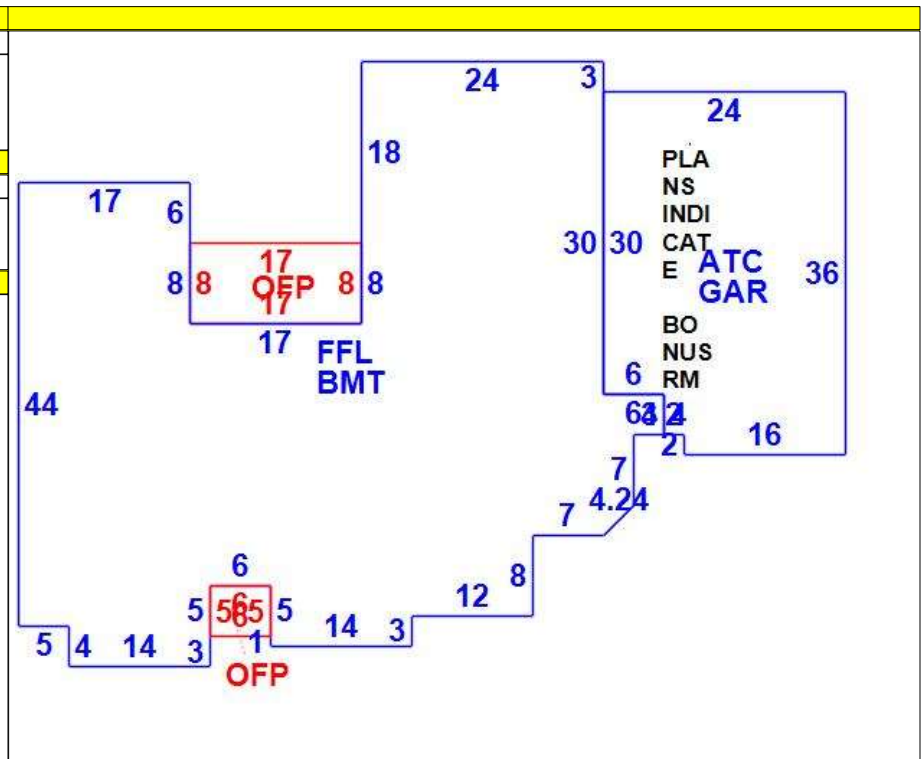


Property Location 19 PEACHTREE RD				Map ID 74/ 32/ 7R/ I				Bldg Name				State Use 101							
Vision ID 6647				Account # 6758				Bldg # 1				Sec # 1 of 1 Card # 1 of 2							
CURRENT OWNER HAGOPIAN ERIC D HAGOPIAN DARYL A 19 PEACHTREE RD EAST LONGMEADOW MA 01028 GIS ID F_390743_2851122				TOPO TYPE TOPO WET DRAINAGE SUPPLEMENTAL DATA Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed		UTILITY EASEMENT VIEW Received NIA Field 8 Field 9 Field 10 Assoc Pid#		STREET TRAFFIC COMMUNITY		LOCATION CORNER		CURRENT ASSESSMENT Description Code Appraised Assessed RESIDNTL. 101 503700 503,700 RES LAND 101 116300 116,300 RESIDNTL. 101 25600 25,600 Total 645,600 645,600				1006 EAST LONGMEADOW			
RECORD OF OWNERSHIP HAGOPIAN ERIC D KULENOK VLADIMIR CABOT DEVELOPMENT CORPORATION, CABOT REAL ESTATE LLC, ROBBINS,MARK S				BK-VOL/PAGE 23420 50 17320 0393 17320 0391 14323 0474 0000 0000		SALE DATE 09-15-2020 05-28-2008 05-28-2008 07-09-2004		Q/U Q U U U		V/I I V I I		SALE PRICE 740,000 150,000 1 75,000 0		VC 00 1P 1B 1 0		PREVIOUS ASSESSMENTS (HISTORY) Year Code Assessed Year Code Assessed Year Code Assessed 2020 101 489,700 2019 101 476,600 2018 101 459,100 101 116,300 101 112,900 101 25,600 101 25,600 Total 631600 Total 615100 Total 597600			
EXEMPTIONS Year Code Description Amount				OTHER ASSESSMENTS Code Description YEAR Amount Comm Int				This signature acknowledges a visit by a Data Collector or Assessor											
ASSESSING NEIGHBORHOOD Nbhd Nbhd Name B Tracing Batch				0001 101 NV				APPROAISED VALUE SUMMARY Appraised BLDG. Value (Card) 394,700 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 25,600 Appraised Land Value (Bldg) 116,300 Special Land Value 0 Total Appraised Parcel Value 645,600 Valuation Method C Adjustment Net Total Appraised Parcel Value 645,600											
NOTES SUB DIV 937 & 938-SUB DIV 974-SUB DIV 1016-																			
BUILDING PERMIT RECORD Permit Id Issue Date Type Description Amount Insp Date % Comp Date Comp Comments				VISIT / CHANGE HISTORY Date Type Is Id Cd Purpose/Result															
201202272 05-30-2012 11 POOL 11,500 06-13-2014 100 06-13-2014 21 X40 INGRND PO				06-13-2014 317 15 PERMIT VISIT															
201202271 05-30-2012 38 POOL HOUSE 24,000 06-13-2014 100 06-13-2014				06-14-2013 105 15 PERMIT VISIT															
133 05-02-2008 2 DWELLING 190,000 OC 1/22/2009 83`				06-14-2013 105 15 PERMIT VISIT															
				07-13-2012 317 11 ENTRY DENIED															
				07-13-2012 317 11 ENTRY DENIED															
				02-02-2010 316 1 LEFT NOTICE															
				01-30-2009 317 13 MISSED APPT															
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 34,617 SF 2.71 1.240 8 LAND 1.00 NG 1.00 0 1.000 3.36 116,300																			
Total Card Land Units 0.795 AC Parcel Total Land Area: 0.7947				Total Land Value 116,300															

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	B+	GOOD (+)	#Heat Sys	1.00	
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2	8	BRICK VENR	101	ONE FAM	Percentage
Roof Structure	2	HIP			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		77.16
Interior Floor 2	4	CARPET	RCN		424,410
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built		2008
AC Type	03	FULL	Effective Year Built		2011
Bedrooms	3		Depreciation Code		GD
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	4		Depreciation %		7
Total Rooms	7		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style	G	GOOD	Cost Trend Factor		1
Kitchens	1		Condition		
Kitchen Style	V	V GOOD	% Complete		
Extra Kitchens	0		Overall % Condition		93
Extra Kitchen St			RCNLD		394,700
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
11	POOL I-V	OB	Outbuildi	L	840	29.00	2012	70	0.00	GD	V	1.50	25,600

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
ATC	ATTIC	206	824		28.55	23,521
BMT	BASEMENT	0	2,637		22.82	60,173
FFL	1ST FLOOR	2,637	2,637		114.18	301,095
GAR	GARAGE	0	824		45.73	37,680
OFF	OPEN PORCH	0	166		11.69	1,941
Ttl Gross Liv / Lease Area		2,843	7,088	3,717		424,410



State Use 101
Print Date 11-04-2020 12:27:30

A photograph of a large, two-story brick garage with a gabled roof and multiple white garage doors, situated on a grassy hillside with a dense forest in the background. The garage features a prominent gabled roof with a small cupola on top. The walls are constructed of red brick, and the garage doors are white with arched windows. The building is set on a grassy slope, and a black metal fence is visible in the foreground. The background is filled with tall, dark evergreen trees.