Property Location 46 BROADLEAF CR | Map ID 7/ 5/ 1/20/ / | Bldg Name | State Use 102
Vision ID 7116 | Account # 7116 | Bldg # 1 | Sec # 1 of 1 | Card # 1 of 1 | Print Date 11-04-2020 1:07:57 P

CURRENT OWNER	TOPO	UTILITIES	STRT / ROAD	LOCATION
PETERS PHILIP D		1 TYPCL		
PETERS ELAINE L				
46 BROADLEAF CR				
EAST LONGMEADOW MA 01028				

SUPPLEMENTAL DATA

Alt Prcl ID	7116	Received	
SP Permit		NIA	
Chapter La		Field 8	
OC Dates	4/15/2015	Field 9	
In+Ex FY		Field 10	
Mailed			
GIS ID	F_376625_2845743	Assoc Pid#	

CURRENT ASSESSMENT

Description	Code	Assessed	Assessed
RESIDNTL.	102	412,400	412,400
	Total	412,400	412,400

1006
EAST LONGMEADOW, MA

VISION

RECORD OF OWNERSHIP

	BK-VOL/PAGE		SALE DATE	Q/U	V/I	SALE PRICE	VC
PETERS PHILIP D	20668	0157	04-17-2015	Q	I	421,350	00
D R CHESTNUT LLC	16302	0279	11-02-2006	U	V	3,562,500	1

PREVIOUS ASSESSMENTS (HISTORY)

Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed
2020	102	397,200	2019	102	413,400	2018	102	417,600
	Total	397200		Total	413400		Total	417600

EXEMPTIONS

Year	Code	Description	Amount
		Total	0.00

OTHER ASSESSMENTS

Code	Description	Number	Amount	Comm Int

This signature acknowledges a visit by a Data Collector or Assessor

APPRAISED VALUE SUMMARY

Appraised Bldg. Value (Card)	412,400
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	0
Appraised Land Value (Bldg)	0
Special Land Value	0
Total Appraised Parcel Value	412,400
Valuation Method	C
Total Appraised Parcel Value	412,400

ASSESSING NEIGHBORHOOD

Nbhd	Nbhd Name	B	Tracing	Batch
0001			102	FC

NOTES

BUILDING PERMIT RECORD

Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments
201402633	10-20-2014	49	CONDO R	259,000	03-12-2015	100	03-12-2015	OC 4/15/2015 2424SF SING

VISIT / CHANGE HISTORY

Date	Id	Type	Is	Cd	Purpose/Result
04-15-2015	400	01		25	OC VISIT
03-12-2015	105			15	PERMIT VISIT

LAND LINE VALUATION SECTION

B	Use Code	Description	Zone	Land Type	Land Units		Unit Price	Size Adj	Site Index	Cond.	Nbhd.	Nbhd. Adj	Notes	Location Adjustment		Adj Unit P	Land Value
1	102	CONDO	PAR		0	SF	0	1.00000		1.00	FC	1.000			0.0000	0	0
				Total Card Land Units	0	SF	Parcel Total Land Area			0.0000					Total Land Value		0

Property Location 46 BROADLEAF CR | Map ID 7/ 5/ 1/20/ / | Bldg Name | State Use 102
Vision ID 7116 | Account # 7116 | Bldg # 1 | Sec # 1 of 1 | Card # 1 of 1 | Print Date 11-04-2020 1:07:58 P

CONSTRUCTION DETAIL

Element	Cd	Description
Style	07	CONDO-GRDN
Model	05	RES CONDO
Grade	B-	GOOD (-)
Stories	1	
Foundation	1	CONCRETE
Interior Wall 1	1	DRYWALL
Interior Wall 2		
Interior Floor 1	3	HARDWOOD
Interior Floor 2	4	CARPET
Heat Fuel	2	GAS
Heat Type	1	FORCED H/A
AC Type	03	FULL
Bedrooms	3	
Full Baths	2	
Half Baths	0	
Extra Fixtures	2	
Total Rooms	5	
Bath Style	G	GOOD
Num Kitchens	1	
Kitchen Style	G	GOOD
FBM Sqft		
FBM Quality		
Fireplaces	1	
WS Flues		
Central Vac		
Frame	1	WOOD
Bsmt Floor	12	CONCRETE
Bsmt Garage		
#Heat Sys	1	
Occupancy	1	
Int Vs Ext		

CONSTRUCTION DETAIL (CONTINUED)

Element	Cd	Description

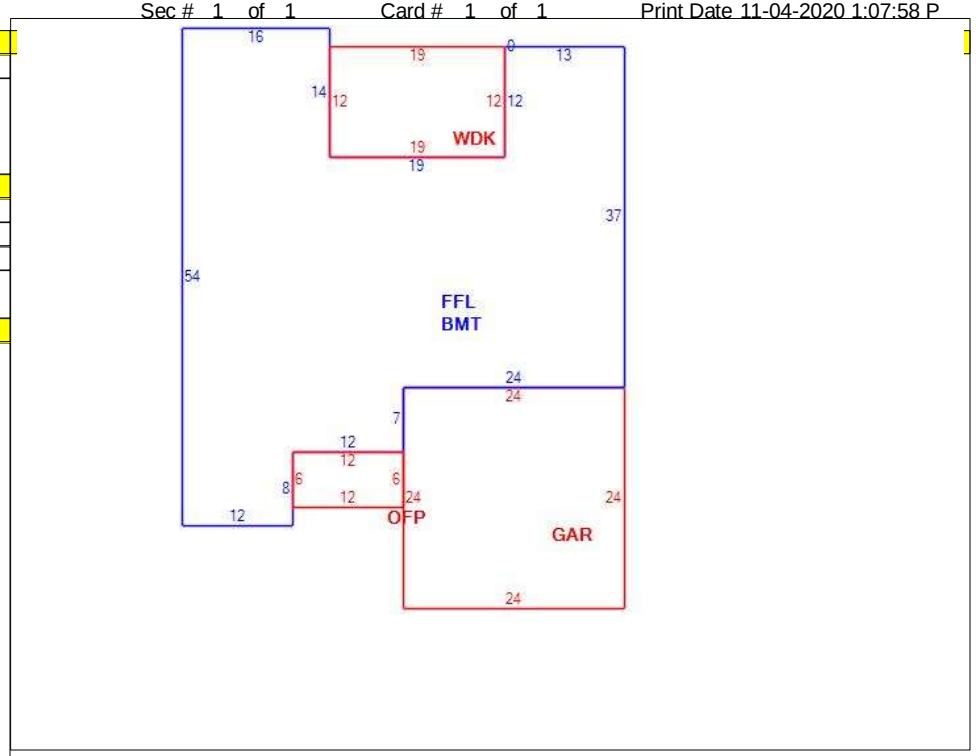
CONDO DATA

Parcel Id	5049	C	0010	Owne	
	CHESTNUT	B	1	S	1

Adjust Type	Code	Description	Factor%
Unit Type C			
Unit Locatio	D	DETACHED	

COST / MARKET VALUATION

Adj Base Rate	123.41
Building Value New	425,157
Year Built	2014
Effective Year Built	2015
Depreciation Code	GD
Remodel Rating	
Year Remodeled	
Depreciation %	3
Functional Obsol	
External Obsol	
Trend Factor	1
Condition	
Condition %	
Percent Good	97
Cns Sect Rcnld	412,400
Dep % Ovr	
Dep Ovr Comment	
Misc Imp Ovr	
Misc Imp Ovr Comment	
Cost to Cure Ovr	
Cost to Cure Ovr Comment	



OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)

Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Gd	Grade	Grade Adj.	Appr. Value

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,844		34.28	63,208
FFL	1ST FLOOR	1,844	1,844		171.30	315,870
GAR	GARAGE	0	576		68.40	39,398
OFP	OPEN PORCH	0	72		16.65	1,199
WDK	WOOD DECK	0	228		24.04	5,481
	Ttl Gross Liv / Lease Area	1,844	4,564	2,482		425,156