

Property Location

6 HIGH MEADOW CR

Map ID

42/ 22/ 58C/ /

Bldg Name

State Use

101

Vision ID

3551

Account #

3608

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

12/12/2022 7:46:11 P

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW										
DOWD JAMES J 6 HIGH MEADOW CR EAST LONGMEADOW MA 01028		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed											
						RESIDNTL.	101	446800	446,800											
						RES LAND	101	176600	176,600											
						RESIDNTL.	101	24100	24,100											
		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_384820_2843912						Total		647,500	647,500											
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)												
DOWD JAMES J PICKNELLY,CYNTHIA R PICKNELLY,CYNTHIA R PICKNELLY PAUL C +, WARD ETAL		14180	0409	05-17-2004	U	I	563,000	1	Year	Code	Assessed	Year	Code	Assessed						
		11503	0038	02-12-2001	U	I	1	1A	2022	101	405,500	2021	101	388,300						
		10309	0158	06-02-1998	U	I	1	1A		101	181,400		101	167,800						
		07266	0418	09-14-1989	U	I	1	1F		101	24,100		101	24,100						
		07098	0518	02-16-1989	U	V	125,000													
		Total						611,000		Total		580,200		Total		564,000				
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) 446,800 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 24,100 Appraised Land Value (Bldg) 176,600 Special Land Value 0 Total Appraised Parcel Value 647,500 Valuation Method C Adjustment Net Total Appraised Parcel Value 647,500											
Total			0.00																	
ASSESSING NEIGHBORHOOD																				
Nbhd		Nbhd Name		Tracing		Batch														
0001				101		NS														
NOTES																				
SUB DIV #594 +623 + 636																				
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						
293	11-01-1989	MN	Manual Note	25,000				POOL	07-24-2019			334	2	MEASURED						
212	08-01-1989	MN	Manual Note	290,000				DWLG	10-18-2013			317	2	MEASURED						
									10-22-2002			250	22	MAILER SENT						
									10-17-2002			274	2	MEASURED						
									06-09-1992			131	1	LEFT NOTICE						
									01-16-1991			105	7	INFO FM PLAN						
									01-22-1990			105	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	RAA				40,000 SF	2.84	1.550	2	LAND	1.00	NS	1.00			0	1.000	4.4	176,000
1	101	ONE FAM	RAA				0.090 AC	7,000.00	1.000	0		1.00	NS	1.00			0	1.000	7,000	600
Total Card Land Units							1.01 AC	Parcel Total Land Area:				1.01	Total Land Value							176,600

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	09	CONTEMPORY	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	26	WOOD	Code	Description	
Exterior Wall 2	1	WOOD SHING	101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate	80.44	
Interior Floor 1	3	HARDWOOD	RCN	544,868	
Interior Floor 2	4	CARPET	Net Other Adj		
Heat Fuel	2	GAS	Year Built	1990	
Heat Type	1	FORCED H/A	Effective Year Built	2003	
AC Type	03	FULL	Depreciation Code	GD	
Bedrooms	4		Remodel Rating		
Full Baths	3		Year Remodeled		
Half Baths	0		Depreciation %	18	
Extra Fixtures	2		Functional Obsol		
Total Rooms	9		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor	1	
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition	82	
Extra Kitchens	0		RCNLD	446,800	
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Fireplaces	2		Misc Imp Ovr Comment		
WS Flues			Cost to Cure Ovr		
Central Vac	1	YES	Cost to Cure Ovr Comment		
Frame	1	WOOD			

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
12	POOL I-G			L	720	40.00	1990	70	0.00	GD	A	1.00	20,200
22	WOOD DK			L	600	9.20	2002	70	0.00	GD	A	1.00	3,900

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	2,037		23.05	46,944	
CFL	CATHEDRAL CE	676	676		118.75	80,277	
FFL	1ST FLOOR	1,361	1,361		115.34	156,978	
GAR	GARAGE	0	750		46.14	34,602	
OPF	OPEN PORCH	0	44		10.49	461	
SFL	2ND FLOOR	1,393	1,393		115.34	160,669	
TQS	3/4 STORY	563	750		86.58	64,937	
Ttl Gross Liv / Lease Area		3,993	7,011			544,868	

