

Property Location

104 STONEHILL RD

Map ID

64/ 17/ 6E/ /

Bldg Name

State Use

101

Vision ID

4871

Account #

4946

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

12/12/2022 11:03:33

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW											
CALCASOLA CHRISTOPHER + HEAT 104 STONEHILL RD EAST LONGMEADOW MA 01028						Description	Code	Appraised	Assessed												
	TOPO WET	EASEMENT	TRAFFIC	CORNER	RESIDNTL.	101	398700	398,700													
					RES LAND	101	143700	143,700													
	DRAINAGE		VIEW	COMMUNITY	RESIDNTL.	101	600	600													
SUPPLEMENTAL DATA						Total				543,000	543,000										
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_389900_2848300																			
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)													
CALCASOLA CHRISTOPHER + HEATHER L		20522	0002	12-03-2014	Q	I	435,000	00	Year	Code	Assessed	Year	Code	Assessed							
HULTON CHARLES E		14509	0321	09-22-2004	U	I	460,000		2022	101	340,100	2021	101	326,800							
WADE,PHILLIP A		11529	0385	03-02-2001	U	I	326,500			101	146,100		101	135,700							
GIBSON DON E N,		09844	0382	04-30-1997	U	I	285,500			101	600		101	600							
MUELLER WILLIAM T +		06681	0506	11-12-1987	U	I	78,000		Total		486,800	Total		463,100							
								Total				Total		451,000							
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) 398,700 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 600 Appraised Land Value (Bldg) 143,700 Special Land Value 0 Total Appraised Parcel Value 543,000 Valuation Method C Adjustment Net Total Appraised Parcel Value 543,000												
Total			0.00																		
ASSESSING NEIGHBORHOOD																					
Nbhd		Nbhd Name		Tracing			Batch														
0001				101			NV														
NOTES																					
PLAN BK 303 PG 32																					
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							
202102550	08-10-2021	9	ALTERATION	49,500	06-21-2022	100	06-21-2022	KITCHEN, + PANTR	06-21-2022			334	15	PERMIT VISIT							
202002955	11-10-2020	91	INSULATION	2,247		0			05-04-2017			317	15	PERMIT VISIT							
201600878	03-21-2016	62	SOLAR	14,872	05-04-2017	100	05-04-2017		01-27-2012			317	16	FIELDREV CHG							
10	01-01-1988	MN	Manual Note	160,000				SFR	05-31-2007			311	3	MEAS+INSPCTD							
									07-23-1998			232	3	MEAS+INSPCTD							
									08-03-1992			131	14	INSPECTED							
									07-01-1992			190	1	LEFT NOTICE							
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	1.250	9	LAND	1.00	NV	1.00			0		1.000	3.55	142,000
1	101	ONE FAM	RAA				0.240 AC	7,000.00	1.000	0		1.00	NV	1.00			0		1.000	7,000	1,700
Total Card Land Units							1.16 AC	Parcel Total Land Area: 1.16							Total Land Value					143,700	

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	2.00	
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	6	STUCCO	Code	Description	
Exterior Wall 2	8	BRICK VENR	101	ONE FAM	
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	4	CARPET	Adj Base Rate	92.32	
Interior Floor 2	3	HARDWOOD	RCN	469,094	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1988	
AC Type	03	FULL	Effective Year Built	2006	
Bedrooms	3		Depreciation Code	GV	
Full Baths	3		Remodel Rating	03	
Half Baths	2		Year Remodeled	2022	
Extra Fixtures	2		Depreciation %	15	
Total Rooms	9		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	85	
Extra Kitchen St			RCNLD	398,700	
FBM Sqft	1256		Dep % Ovr		
FBM Quality	3		Dep Ovr Comment		
Fireplaces	2		Misc Imp Ovr		
WS Flues			Misc Imp Ovr Comment		
Central Vac	1	YES	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	96	7.48	2006	70	0.00	GD	G	1.25	600
SOL	Solar Panels	EX	Extra Fea	B	1	0.00	2000	85	1.00			0.00	0

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,794		25.74	46,176	
FFL	1ST FLOOR	1,986	1,986		128.62	255,448	
GAR	GARAGE	0	684		51.53	35,243	
OFP	OPEN PORCH	0	10		12.86	129	
PAT	PATIO	0	256		6.53	1,672	
TQS	3/4 STORY	877	1,169		96.50	112,804	
UAT	UNFIN ATTC	0	684		25.76	17,622	
Ttl Gross Liv / Lease Area		2,863	6,583			469,094	

