

Property Location

40 ALPINE AV

Map ID

15A/ 95/ A-R/ /

Bldg Name

State Use

101

Vision ID

546

Account #

559

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

12/12/2022 12:33:52

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW													
ROWE MICHAEL JOHN 40 ALPINE AV EAST LONGMEADOW MA 01028		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed														
						RESIDNTL.	101	204200	204,200														
						RES LAND	101	101000	101,000														
						RESIDNTL.	101	2700	2,700														
		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_378565_2852002						Total				307,900	307,900												
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)															
ROWE MICHAEL JOHN CUTLER RONALD J CUTLER RONALD J KUZMENKO,VYACHESLAV BONO GERALD W,		22948	0296	11-12-2019	Q	I	299,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed						
		22228	0492	06-22-2018	U	I	100	1A	2022	101	183,300	2021	101	175,800	2020	101	167,500						
		16770	0216	06-26-2007	U	I	280,000			101	91,900		101	85,000		101	85,000						
		16021	0345	06-27-2006	U	I	239,000	1		101	2,700		101	2,700		101	2,700						
		07722	0038	06-06-1991	U	I	1	1A	Total				277,900	Total		263,500	Total		255,200				
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																							
Nbhd		Nbhd Name		Tracing		Batch																	
0001				101		MA																	
NOTES																							
FY2007 SQUARE FOOTAGE CORRECTED TO MAP-SUB DIV 1014 FY2009																							
Appraised BLDG. Value (Card) 204,200 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 2,700 Appraised Land Value (Bldg) 101,000 Special Land Value 0 Total Appraised Parcel Value 307,900 Valuation Method C Adjustment Net Total Appraised Parcel Value 307,900																							
BUILDING PERMIT RECORD																							
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Type	Is	Id	Cd	Purpose/Result									
183	07-01-2010	11	POOL	2,000				18X33 ABOVE GRN	06-27-2019			334	2	MEASURED									
144	07-07-2009	54	FENCE	1,500				NVC	12-03-2010			317	15	PERMIT VISIT									
229	07-27-2007	25	WINDOWS	4,098				6 REPLACEMENT	12-03-2009			317	15	PERMIT VISIT									
									01-11-2008			317	15	PERMIT VISIT									
									05-11-2004			318	14	INSPECTED									
									04-02-2004			250	22	MAILER SENT									
									03-18-2004			311	2	MEASURED									
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	RC				10,734 SF	9.41	1.000	5	LAND	1.00	MA	1.00			0		1.000	9.41	101,000		
Total Card Land Units							0.25 AC	Parcel Total Land Area:							0.25	Total Land Value							101,000

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmnt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	7	BRICK	Code	Description	
Exterior Wall 2			101	ONE FAM	
Roof Structure	1	GABLE	Percentage		
Roof Cover	1	ASPHALT SH	0		
Interior Wall 1	2	PLASTER	0		
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate	108.23	
Interior Floor 2	3	HARDWOOD	RCN	291,735	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1949	
AC Type	03	FULL	Effective Year Built	1991	
Bedrooms	4		Depreciation Code	GD	
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %	30	
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	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	70	
Extra Kitchen St			RCNLD	204,200	
FBM Sqft	500		Dep % Ovr		
FBM Quality	3		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	120	7.48	2000	60	0.00	AV	A	1.00	500
08	POOLA-O			L	33	69.00	2010	70	0.00	GD	A	1.00	1,600
22	WOOD DK			L	96	9.20	2010	70	0.00	GD	A	1.00	600

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,077		24.75	26,657
EFB	ENCL PORCH	0	98		61.99	6,075
FFL	1ST FLOOR	1,077	1,077		123.98	133,531
GAR	GARAGE	0	440		49.59	21,821
PAT	PATIO	0	144		6.03	868
TQS	3/4 STORY	808	1,077		93.02	100,179
WDK	WOOD DECK	0	104		25.04	2,604
Ttl Gross Liv / Lease Area		1,885	4,017			291,735

