

Property Location

276 MILLBROOK DR

Map ID

88/ 17/ 26/ /

Bldg Name

State Use

101

Vision ID

5889

Account #

5971

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

12-13-2022 10:28:14

CURRENT OWNER		TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT								1006 EAST LONGMEADOW							
GABOURY KEVIN M MCGILL-GABOURY AINSLEY S 276 MILLBROOK DR EAST LONGMEADOW MA 01028 GIS ID F_393661_2850780		TOPO WET		EASEMENT		TRAFFIC		CORNER		Description		Code		Appraised		Assessed									
										RESIDNTL.		101		380900		380,900									
		DRAINAGE				VIEW		COMMUNITY		RES LAND		101		116600		116,600									
		SUPPLEMENTAL DATA								Total								497,500		497,500					
		Alt Prcl ID		SP Permit		HO:HO		Received																	
		Chapter Land		OC Dates		In+Ex FY		Field 8																	
		Mailed						Field 9																	
								Field 10																	
								Assoc Pid#																	
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)											
GABOURY KEVIN M MEYER VERNON SEIFERT,DENISE M SEIFERT,WALTER J DUTIL A INC,		36136 LC		10-03-2014		Q		I		422,600		00		Year		Code		Assessed		Year		Code		Assessed	
		LC-32 0000		10-24-2005		U		I		469,900		1		2022		101		343,700		2021		101		329,600	
		LC-30 0000		09-30-2002		U		I		1		1				101		118,800				101		109,900	
		LC28 0000		03-02-1998		U		I		290,000		0										101		109,900	
		00000 0000				U				0															
														Total				462,500		Total				439,500	
																				Total				429,800	
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		NV																			
NOTES																									
SUB DIV #545																									
APPRaised VALUE SUMMARY																									
Appraised BLDG. Value (Card)																									
380,900																									
Appraised Xf (B) Value (Bldg)																									
0																									
Appraised Ob (B) Value (Bldg)																									
0																									
Appraised Land Value (Bldg)																									
116,600																									
Special Land Value																									
0																									
Total Appraised Parcel Value																									
497,500																									
Valuation Method																									
C																									
Adjustment																									
Net Total Appraised Parcel Value																									
497,500																									
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											
75	05-05-1997	2	DWELLING	112,800				DWELLING	05-04-2018			333	2	MEASURED											
									07-28-2005			349	2	MEASURED											
									01-12-2000			247	14	INSPECTED											
									12-02-1999			247	2	MEASURED											
									03-19-1999			200	15	PERMIT VISIT											
									01-14-1998			200	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	RA				37,127 SF	3.03	1.250	9	LAND	0.83	NV	1.00	ESM2		0		1.000	3.14	116,600				
Total Card Land Units																									
0.85 AC																									
Parcel Total Land Area: 0.85																									
Total Land Value																									
116,600																									

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	1.00	
Stories	2.00	2 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	4	CARPET	Adj Base Rate	91.41	
Interior Floor 2	3	HARDWOOD	RCN	442,910	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1997	
AC Type	03	FULL	Effective Year Built	2007	
Bedrooms	4		Depreciation Code	GD	
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	2		Depreciation %	14	
Total Rooms	8		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	86	
Extra Kitchen St			RCNLD	380,900	
FBM Sqft	674		Dep % Ovr		
FBM Quality	1		Dep Ovr Comment		
Fireplaces	1		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

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,348		24.00	32,347	
FFL	1ST FLOOR	1,364	1,364		119.80	163,411	
GAR	GARAGE	0	713		47.89	34,144	
HST	HALF STORY	161	322		59.90	19,288	
SFL	2ND FLOOR	990	990		119.80	118,604	
TQS	3/4 STORY	569	759		89.81	68,168	
WDK	WOOD DECK	0	290		23.96	6,949	
Ttl Gross Liv / Lease Area		3,084	5,786			442,910	

