

Property Location

70 BRYNMAWR DR

Map ID

94/ 28/ 48/ /

Bldg Name

State Use

101

Vision ID

6080

Account #

6163

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

12-13-2022 10:57:53

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW																									
YACOVONE PAUL LAVOIE LINDSAY 70 BRYNMAWR DR EAST LONGMEADOW MA 01028 GIS ID F_395129_2841154		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed																										
						RESIDENTL.	101	156500	156,500																										
		DRAINAGE		VIEW	COMMUNITY	RES LAND	101	128500	128,500																										
		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#				Total		285,000	285,000																								
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)																											
YACOVONE PAUL MAURER GARY C , MAURER GARY C + CAROLE L, DUNN RITA		18336	0351	06-16-2010	U	I	252,700	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed																		
		11821	0020	08-21-2001	U	I	100		2022	101	140,200	2021	101	130,600	2020	101	128,000																		
		09837	0289	04-25-1997	U	I	129,900			101	115,800		101	107,000		101	107,000																		
		03600	0335	06-29-1971	U	I	0						101	400		101	400																		
		Total						Total		256,000		Total		238,000		Total		235,400																	
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		MG																													
NOTES																																			
BUILDING PERMIT RECORD																																			
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Type	Is	Id	Cd	Purpose/Result																					
202101028	03-25-2021	9	ALTERATION	19,500	07-16-2021	100	07-16-2021	FINISH PART OF BS	07-20-2021			400	15	PERMIT VISIT																					
									07-16-2021			334	15	PERMIT VISIT																					
									07-09-2019			334	2	MEASURED																					
									03-11-2011			317	16	FIELDREV CHG																					
									06-03-2008			250	P1	PHONE MESSAG																					
									06-16-2005			274	2	MEASURED																					
									01-18-2000			247	14	INSPECTED																					
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				25,000 SF	4.28	1.200	7	LAND	1.00	MG	1.00		0		1.000	5.14	128,500															
							Total Card Land Units		0.57	AC	Parcel Total Land Area:		0.57								Total Land Value	128,500													

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	1	WOOD SHING	Code	Description	
Exterior Wall 2			101	ONE FAM	
Roof Structure	1	GABLE		100	
Roof Cover	1	ASPHALT SH		0	
Interior Wall 1	1	DRYWALL		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate	119.43	
Interior Floor 2	6	CERAMIC TL	RCN	248,484	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1971	
AC Type	03	FULL	Effective Year Built	1984	
Bedrooms	3		Depreciation Code	AG	
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %	37	
Total Rooms	5		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style	A	AVERAGE	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	63	
Extra Kitchen St			RCNLD	156,500	
FBM Sqft	676		Dep % Ovr		
FBM Quality	3		Dep Ovr Comment		
Fireplaces	0		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

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,196		28.52	34,111	
EFB	ENCL PORCH	0	224		71.36	15,985	
FFL	1ST FLOOR	1,196	1,196		142.72	170,699	
GAR	GARAGE	0	441		56.96	25,120	
OPF	OPEN PORCH	0	36		15.86	571	
PAT	PATIO	0	285		7.01	1,998	
Ttl Gross Liv / Lease Area		1,196	3,378			248,484	

