

Property Location

115 PINEHURST DR

Map ID

80/ 1/ 115/ /

Bldg Name

State Use

102

Vision ID

6193

Account #

6277

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

12-13-2022 11:14:26

CURRENT OWNER		TOPO	UTILITIES	STRT / ROAD	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW, MA VISION								
DEWRANCE JOANN S TR 115 PINEHURST DR EAST LONGMEADOW MA 01028						Description	Code	Assessed	Assessed									
						RESIDNTL.	102	384,800	384,800									
		SUPPLEMENTAL DATA																
		Alt Prcl ID SP Permit Chapter La OC Dates In+Ex FY Mailed GIS ID F_392090_2841032		Received NIA Field 8 Field 9 Field 10 Assoc Pid#														
						Total		384,800	384,800									
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)										
DEWRANCE JOANN S TR DEWRANCE DENNIS + JOANN S GAUTHIER FRANCES GAUTHIER FRANCES, MC CARTHY,JEAN M TRUSTEE OF THE		24799	0470	11-10-2022	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed V	Year	Code	Assessed	
		21066	0041	02-17-2016	Q	I	299,900	00	2022	102	330,900	2021	102	322,100	2020	102	312,500	
		19694	0193	02-20-2013	U	I	100	1A										
		16421	0582	12-22-2006	U	I	340,000											
		14955	0228	04-20-2005	U	I	1	1F	Total		330,900	Total		322,100	Total		312,500	
EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor										
Year	Code	Description	Amount	Code	Description	Number	Amount											Comm Int
Total			0.00															
ASSESSING NEIGHBORHOOD										Appraised Bldg. Value (Card) Appraised Xf (B) Value (Bldg) Appraised Ob (B) Value (Bldg) Appraised Land Value (Bldg) Special Land Value Total Appraised Parcel Value Valuation Method Total Appraised Parcel Value								
Nbhd		Nbhd Name		B		Tracing		Batch										
0001						102		EL										
NOTES																		
BLDG #5 THE ELMS GARDEN UNIT																		
BUILDING PERMIT RECORD										VISIT / CHANGE HISTORY								
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments		Date	Id	Type	Is	Cd	Purpose/Result			
262	08-26-2008	7	REMODEL	9,640				ADDITIONAL BATH IN BMT		07-25-2022	400			3	MEAS+INSPCTD			
113	06-08-1998	2	DWELLING	110,000						01-26-2017	317			16	FIELDREV CHG			
										02-09-2010	316			14	INSPECTED			
										02-09-2010	316			15	PERMIT VISIT			
										02-09-2010	316			15	PERMIT VISIT			
										02-19-2009	317			15	PERMIT VISIT			
										11-03-2005	311			3	MEAS+INSPCTD			
LAND LINE VALUATION SECTION																		
B	Use Code	Description	Zone	Land Type	Land Units	Unit Price	Size Adj	Site Index	Cond.	Nbhd.	Nbhd. Adj	Notes	Location Adjustment	Adj Unit P	Land Value			
1	102	CONDO	PUR	SITE	0 SF	0.00	1.00000		1.00	EL	1.000			0.0000	0	0		
Total Card Land Units					0 SF	Parcel Total Land Area					0.00	Total Land Value					0	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	07	CONDO-GRDN			
Model	05	RES CONDO			
Grade	C+	AVG. (+)			
Stories	1.00	1 STORY			
Foundation	1	CONCRETE			
Interior Wall 1	1	DRYWALL			
Interior Wall 2					
Interior Floor 1	4	CARPET			
Interior Floor 2	6	CERAMIC TL			
Heat Fuel	2	GAS			
Heat Type	1	FORCED H/A			
AC Type	03	FULL			
Bedrooms	2				
Full Baths	3				
Half Baths	0				
Extra Fixtures	0				
Total Rooms	4				
Bath Style	G	GOOD			
Num Kitchens	1				
Kitchen Style	G	GOOD			
FBM Sqft	1361				
FBM Quality	5	FLA VG			
Fireplaces	0				
WS Flues	0				
Central Vac		No			
Frame	1	WOOD			
Bsmt Floor	12	CONCRETE			
Bsmt Garage	0				
#Heat Sys	1				
Occupancy	1				
Int Vs Ext	S				

CONDO DATA			
Parcel Id	6769	C 0020	Ownr
	THE ELMS	B 1	S 1
Adjust Type	Code	Description	Factor%
Unit Type C			
Unit Locatio	E	END UNIT	

COST / MARKET VALUATION	
Adj Base Rate	143.67
Building Value New	432,357
Year Built	1998
Effective Year Built	2010
Depreciation Code	GD
Remodel Rating	
Year Remodeled	
Depreciation %	11
Functional Obsol	
External Obsol	
Trend Factor	1
Condition	
Condition %	
Percent Good	89
Cns Sect Rcnd	384,800
Dep % Ovr	
Dep Ovr Comment	
Misc Imp Ovr	
Misc Imp Ovr Comment	
Cost to Cure Ovr	
Cost to Cure Ovr Comment	

OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)										
Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Gd	Grade	Grade Adj.	Appr. Value

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,701		37.84	64,361
FFL	1ST FLOOR	1,701	1,701		189.30	321,996
GAR	GARAGE	0	518		75.65	39,185
OPF	OPEN PORCH	0	36		21.03	757
WDK	WOOD DECK	0	160		37.86	6,058
Ttl Gross Liv / Lease Area		1,701	4,116			432,357

