

Property Location

22 PINE GROVE CR

Map ID

46/ 62/ 4/ /

Bldg Name

State Use

101

Vision ID

6244

Account #

6330

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

12-13-2022 11:21:41

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW											
NICHOLS LINDA J 22 PINE GROVE CR EAST LONGMEADOW MA 01028						Description	Code	Appraised	Assessed												
	TOPO WET	EASEMENT	TRAFFIC	CORNER	RESIDNTL.	101	387600	387,600													
					RES LAND	101	135100	135,100													
	DRAINAGE		VIEW	COMMUNITY	RESIDNTL.	101	17700	17,700													
SUPPLEMENTAL DATA					Total					540,400	540,400										
GIS ID F_385994_2857775		Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed		Received NIA Field 8 Field 9 Field 10 Assoc Pid#																	
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)													
NICHOLS LINDA J		20402	0169	08-26-2014	U	I	1	1	Year	Code	Assessed	Year	Code	Assessed							
GAY CRAIG L		11455	0095	12-22-2000	U	I	326,700		2022	101	350,800	2021	101	336,100							
CHAPDELAINE JOSEPH & SONS INC,		11103	0429	02-24-2000	U	V	200,000	1		101	137,300		101	127,000							
WILDER NORMA B ET AL,		00147	0075	06-18-1964	U	V	1			101	17,700		101	17,700							
WILDER NORMA B ET AL,		00000	0000		U		0		Total		505,800	Total		480,800							
									Total		470,300										
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) 387,600 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 17,700 Appraised Land Value (Bldg) 135,100 Special Land Value 0 Total Appraised Parcel Value 540,400 Valuation Method C Adjustment Net Total Appraised Parcel Value 540,400												
Total			0.00																		
ASSESSING NEIGHBORHOOD																					
Nbhd		Nbhd Name		Tracing		Batch															
0001				101		NV															
NOTES																					
SUB DIV 834 ORCHARD HILL																					
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							
261	10-02-2003	11	POOL	15,000				DECK ADDITION	05-30-2018			333	2	MEASURED							
94	04-22-2002	17	DECK	5,000					09-28-2010			311	2	MEASURED							
126	05-23-2000	2	DWELLING	225,000					01-06-2005			311	15	PERMIT VISIT							
									02-02-2004			311	15	PERMIT VISIT							
									09-13-2002			274	3	MEAS+INSPCTD							
									01-24-2001			247	15	PERMIT VISIT							
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				27,082 SF	3.99	1.250	9	LAND	1.00	NV	1.00			0		1.000	4.99	135,100
Total Card Land Units							0.62	AC	Parcel Total Land Area: 0.62							Total Land Value					135,100

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	09	CONTEMPORY	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			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		98.11
Interior Floor 2	3	HARDWOOD	RCN		440,450
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built		2000
AC Type	03	FULL	Effective Year Built		2009
Bedrooms	3		Depreciation Code		GD
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	1		Depreciation %		12
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	V	V GOOD	% Complete		
Extra Kitchens	0		Overall % Condition		88
Extra Kitchen St			RCNLD		387,600
FBM Sqft			Dep % Ovr		
FBM Quality			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
11	POOL I-V	OB	Outbuildi	L	648	29.00	2004	70	0.00	GD	G	1.25	16,400
02	SHED/FR			L	192	7.48	2008	70	0.00	GD	G	1.25	1,300

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,226		28.41	34,832	
FFL	1ST FLOOR	1,254	1,254		142.17	178,284	
GAR	GARAGE	0	744		56.95	42,367	
HST	HALF STORY	372	744		71.09	52,888	
OPF	OPEN PORCH	0	50		14.22	711	
OSP	SCRN PORCH	0	140		21.33	2,986	
SFL	2ND FLOOR	840	840		142.17	119,425	
WDK	WOOD DECK	0	317		28.26	8,957	
Ttl Gross Liv / Lease Area		2,466	5,315			440,450	

