

Property Location

6 PINE GROVE CR

Map ID

46/ 64/ 2A/ /

Bldg Name

State Use

101

Vision ID

6268

Account #

6354

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

12-13-2022 11:25:23

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW											
COHN GABRIEL M COHN CHRISTINE C 6 PINE GROVE CR EAST LONGMEADOW MA 01028		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed												
						RESIDNTL.	101	532200	532,200												
						RES LAND	101	138800	138,800												
						RESIDNTL.	101	16400	16,400												
		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_386017_2857453						Total				687,400	687,400										
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)													
COHN GABRIEL M CHAPDELAINE + SONS INC, CHAPDELAINE + SONS INC,		13658	0105	10-07-2003	U	V	95,000	1P	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed				
		03336	0247	05-13-1968	U	V	1	1E	2022	101	480,200	2021	101	461,100	2020	101	443,100				
		00000	0000		U		0			101	141,600		101	130,900		101	130,900				
										101	16,400		101	16,400		101	16,400				
		Total						Total		638,200	Total		608,400	Total		590,400					
EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor													
Year	Code	Description	Amount	Code	Description	YEAR	Amount										Comm Int				
											APPRAISED VALUE SUMMARY Appraised BLDG. Value (Card) 532,200 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 16,400 Appraised Land Value (Bldg) 138,800 Special Land Value 0 Total Appraised Parcel Value 687,400 Valuation Method C Adjustment Net Total Appraised Parcel Value 687,400										
Total			0.00																		
ASSESSING NEIGHBORHOOD																					
Nbhd		Nbhd Name		Tracing			Batch														
0001				101			NV														
NOTES																					
SUB DIV 834 ORCHARD HILL - SUB DIV 964																					
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							
188	07-13-2004	11	POOL	18,000					05-30-2018			333	2	MEASURED							
259	10-17-2003	2	DWELLING	472,000				OC 6/11/2004	09-28-2010			311	3	MEAS+INSPCTD							
									10-02-2006			250	22	MAILER SENT							
									01-06-2005			311	11	ENTRY DENIED							
									06-14-2004			317	14	INSPECTED							
									01-21-2004			296	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				34,278 SF	3.24	1.250	9	LAND	1.00	NV	1.00			0		1.000	4.05	138,800
Total Card Land Units							0.79	AC	Parcel Total Land Area: 0.79							Total Land Value					138,800

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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	2.00	
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	
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	82.34	
Interior Floor 2	4	CARPET	RCN	591,369	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	2003	
AC Type	03	FULL	Effective Year Built	2011	
Bedrooms	4		Depreciation Code	GD	
Full Baths	3		Remodel Rating		
Half Baths	2		Year Remodeled		
Extra Fixtures	3		Depreciation %	10	
Total Rooms	9		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	90	
Extra Kitchen St			RCNLD	532,200	
FBM Sqft	974		Dep % Ovr		
FBM Quality	5		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

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,948		24.75	48,209	
CFL	CATHEDRAL CE	240	240		127.22	30,533	
FFL	1ST FLOOR	1,788	1,788		123.61	221,022	
GAR	GARAGE	0	672		49.48	33,252	
OPF	OPEN PORCH	0	176		12.64	2,225	
SFL	2ND FLOOR	1,568	1,568		123.61	193,827	
TQS	3/4 STORY	504	672		92.71	62,301	
Ttl Gross Liv / Lease Area		4,100	7,064			591,369	

