

Property Location

75 BAYNE ST

Map ID

16/ 181/ 22/ /

Bldg Name

State Use

101

Vision ID

710

Account #

732

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

12/12/2022 12:56:18

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW									
CADIEUX JAMES J CADIEUX MAUREEN C 75 BAYNE ST EAST LONGMEADOW MA 01028		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed										
						RESIDNTL.	101	173700	173,700										
						RES LAND	101	100600	100,600										
						RESIDNTL.	101	600	600										
		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_378759_2850526						Total		274,900	274,900										
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)											
CADIEUX JAMES J MERCHAND DUANE, ST JEAN,CANDICE A ROBERTSON FRANCIS M, ROBERTSON		19938 0368	07-26-2013	Q	I	197,250	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed			
		17935 0536	08-10-2009	U	I	205,000	1A	2022	101	156,400	2021	101	149,900	2020	101	142,100			
		13218 0026	05-22-2003	U	I	177,500			101	91,400		101	84,600		101	84,600			
		07207 0075	06-30-1989	U	I	1			101	600		101	600		101	600			
		05748 0023	01-17-1985	U	I	74,000													
		Total						248,400		Total		235,100		Total		227,300			
EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor											
Year	Code	Description	Amount	Code	Description	YEAR	Amount										Comm Int		
		Total	4,500.00							APPRAISED VALUE SUMMARY									
Nbhd		Nbhd Name		Tracing		Batch		Appraised BLDG. Value (Card) 173,700 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 600 Appraised Land Value (Bldg) 100,600 Special Land Value 0 Total Appraised Parcel Value 274,900 Valuation Method C Adjustment Net Total Appraised Parcel Value 274,900											
0001				101		MA													
NOTES																			
BUILDING PERMIT RECORD																			
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Type	Is	Id	Cd	Purpose/Result					
201401804	06-02-2014	91	INSULATION	1,782		100	07-08-2015	PER D BISHOP	04-22-2014			105	15	PERMIT VISIT					
201302478	07-31-2013	7	REMODEL	7,500	04-22-2014	100	04-22-2014	KITCHEN	10-11-2013			317	3	MEAS+INSPCTD					
									02-10-2010			317	16	FIELDREV CHG					
									06-30-2004			328	16	FIELDREV CHG					
									11-25-2003			274	3	MEAS+INSPCTD					
									07-24-1992			131	14	INSPECTED					
									04-27-1992			107	22	MAILER SENT					
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	RC				9,616 SF	10.46	1.000	5	LAND	1.00	MA	1.00		0	1.000	10.46	100,600
							Total Card Land Units	0.22	AC	Parcel Total Land Area: 0.22				Total Land Value 100,600					

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate	115.72	
Interior Floor 1	3	HARDWOOD	RCN	248,099	
Interior Floor 2	4	CARPET	Net Other Adj		
Heat Fuel	2	GAS	Year Built	1955	
Heat Type	1	FORCED H/A	Effective Year Built	1991	
AC Type	01	NONE	Depreciation Code	GD	
Bedrooms	4		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %	30	
Extra Fixtures	1		Functional Obsol		
Total Rooms	7		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor	1	
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition	70	
Extra Kitchens	0		RCNLD	173,700	
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Fireplaces	1		Misc Imp Ovr Comment		
WS Flues			Cost to Cure Ovr		
Central Vac	0	NO	Cost to Cure Ovr Comment		
Frame	1	WOOD			

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
02	SHED/FR			L	120	7.48	2009	70	0.00	GD	A	1.00	600

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	912		26.03	23,740	
FFL	1ST FLOOR	1,008	1,008		130.44	131,485	
GAR	GARAGE	0	280		52.18	14,609	
TQS	3/4 STORY	581	775		97.79	75,786	
WDK	WOOD DECK	0	96		25.82	2,478	
Ttl Gross Liv / Lease Area		1,589	3,071			248,099	

