

Property Location

36 BIRCHLAND AV

Map ID

38A/ 21/ 43/ /

Bldg Name

State Use

101

Vision ID

3160

Account #

3210

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

11/14/2023 12:59:13

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW													
GAUTHIER ADAM 36 BIRCHLAND AV EAST LONGMEADOW MA 01028		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed														
						RESIDNTL.	101	88500	88,500														
						RES LAND	101	118300	118,300														
						RESIDNTL.	101	4500	4,500														
		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_382799_2850920						Total		211,300	211,300														
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)															
GAUTHIER ADAM KIBBE LEE ANNE M POTTER ELLEN E LE, POTTER ELLEN E LE, POTTER JULIA S,		21237	0594	06-27-2016	U	I	133,050	1V	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed						
		19332	0592	07-03-2012	U	I	1	1A	2023	101	80,900	2022	101	71,300	2021	101	68,300						
		18931	0531	09-28-2011	U	I	100	1A		101	107,300		101	97,600		101	90,200						
		12858	0273	01-07-2003	U	I	100	1A		101	2,700		101	2,700		101	2,700						
		01637	0289	05-05-1937	U	I	0		Total		190,900	Total		171,600	Total		161,200						
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) 88,500 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 4,500 Appraised Land Value (Bldg) 118,300 Special Land Value 0 Total Appraised Parcel Value 211,300 Valuation Method C Adjustment Net Total Appraised Parcel Value 211,300														
Total																							
ASSESSING NEIGHBORHOOD																							
Nbhd		Nbhd Name		Tracing		Batch																	
0001				101		MA																	
NOTES																							
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									
									07-02-2019			334	2	MEASURED									
									10-11-2013			317	2	MEASURED									
									03-11-2004			311	3	MEAS+INSPCTD									
									07-28-1992			131	14	INSPECTED									
									12-10-1980			500	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	RC				25,559 SF	4.63	1.000	5	LAND	1.00	MA	1.00			0		1.000	4.63	118,300		
Total Card Land Units							0.59	AC	Parcel Total Land Area: 0.59							Total Land Value							118,300

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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	15	OLD STYLE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.50	1 1/2 STORIES	Units	1	
Foundation	3	MASONRY	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	
Roof Structure	1	GABLE		100	
Roof Cover	1	ASPHALT SH		0	
Interior Wall 1	2	PLASTER		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate	121.38	
Interior Floor 2			RCN	170,138	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	5	STEAM	Year Built	1920	
AC Type	01	NONE	Effective Year Built	1973	
Bedrooms	4		Depreciation Code	FA	
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %	48	
Total Rooms	7		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	52	
Extra Kitchen St			RCNLD	88,500	
FBM Sqft			Dep % Ovr		
FBM Quality			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
02	SHED/FR			L	252	12.00	1943	60	0.00	AV	G	1.25	2,300
02	SHED/FR			L	216	12.00	1943	60	0.00	AV	A	1.00	1,600
01	SHED/MTL			L	80	10.00	2012	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	550		26.71	14,690	
EFP	ENCL PORCH	0	85		67.56	5,742	
FFL	1ST FLOOR	846	846		133.55	112,980	
HST	HALF STORY	275	550		66.77	36,725	
Ttl Gross Liv / Lease Area		1,121	2,031			170,138	

