

Property Location

75 GREENWICH RD

Map ID

59/ 33/ 21/ /

Bldg Name

State Use

101

Vision ID

4461

Account #

4533

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

11/14/2023 7:08:29 A

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW											
MILLER DANIEL C MILLER KATHY L 75 GREENWICH RD EAST LONGMEADOW MA 01028						Description	Code	Appraised	Assessed												
		TOPO WET	EASEMENT	TRAFFIC	CORNER	RESIDNTL.	101	315700	315,700												
						RES LAND	101	148300	148,300												
		DRAINAGE		VIEW	COMMUNITY	RESIDNTL.	101	3300	3,300												
		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_388192_2856751						Total				467,300	467,300										
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)													
MILLER DANIEL C MILLER DANIEL C, FEDERAL NATIONAL,MORTGAGE ASSOCAT DAHLEN HENRY JR + JOAN L, DAHLEN		12147	0126	09-17-2001	U	I	1	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed				
		11208	0236	05-26-2000	U	I	211,000	1S	2023	101	290,000	2022	101	260,700	2021	101	250,100				
		10886	0027	08-12-1999	U	I	205,518	1L		101	134,700		101	136,800		101	126,600				
		06882	0087	06-28-1988	U	I	1	1A		101	2,500		101	2,500		101	2,500				
		05743	0352	01-07-1985	U	I	146,000		Total		427,200	Total		400,000	Total		379,200				
EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor													
Year	Code	Description	Amount	Code	Description	YEAR	Amount	Comm Int													
Total																					
ASSESSING NEIGHBORHOOD										APPRAISED VALUE SUMMARY											
Nbhd		Nbhd Name		Tracing		Batch				Appraised BLDG. Value (Card)				315,700							
0001				101		NV				Appraised Xf (B) Value (Bldg)				0							
										Appraised Ob (B) Value (Bldg)				3,300							
										Appraised Land Value (Bldg)				148,300							
										Special Land Value				0							
										Total Appraised Parcel Value				467,300							
										Valuation Method				C							
										Adjustment											
										Net Total Appraised Parcel Value				467,300							
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							
202200729	03-04-2022	91	INSULATION	7,164		0		OC 5/17/2004 DECK	04-11-2014			317	3	MEAS+INSPCTD							
201200857	02-28-2012	91	INSULATION	2,714					07-06-2012			317	15	PERMIT VISIT							
156	06-30-2003	11	POOL	2,100					07-24-2008			250	P1	PHONE MESSAG							
57	04-15-2003	20	WOOD STOVE	400					06-20-2008			317	2	MEASURED							
350	11-01-1988	MN	Manual Note	4,500					02-06-2004			311	15	PERMIT VISIT							
									03-22-2002			250	22	MAILER SENT							
									11-13-2001			247	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				26,210 SF	4.53	1.250	9	LAND	1.00	NV	1.00			0		1.000	5.66	148,300
Total Card Land Units							0.60	AC	Parcel Total Land Area: 0.60							Total Land Value					148,300

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C+	AVG. (+)	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	2	CLAPBOARD	Code	Description	
Exterior Wall 2			101	ONE FAM	
Roof Structure	3	GAMBREL		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	106.98	
Interior Floor 2	4	CARPET	RCN	450,943	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1961	
AC Type	03	FULL	Effective Year Built	1991	
Bedrooms	5		Depreciation Code	GD	
Full Baths	3		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	2		Depreciation %	30	
Total Rooms	8		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style	A	AVERAGE	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	1		Overall % Condition	70	
Extra Kitchen St	P	POOR	RCNLD	315,700	
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
02	SHED/FR			L	98	12.00	1985	70	0.00	GD	G	1.25	1,000
07	POOL A-C	OB	Outbuildi	L	27	69.00	2003	70	0.00	GD	A	1.00	1,300
22	WOOD DK			L	96	15.00	2004	70	0.00	GD	A	1.00	1,000

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	936		26.51	24,816	
FFL	1ST FLOOR	1,808	1,808		132.71	239,937	
GAR	GARAGE	0	572		53.13	30,390	
OFP	OPEN PORCH	0	56		14.22	796	
SFL	2ND FLOOR	889	889		132.71	117,978	
WDK	WOOD DECK	0	1,393		26.58	37,026	
Ttl Gross Liv / Lease Area		2,697	5,654			450,943	

