

Property Location

106 BROOKHAVEN DR

Map ID

71/ 31/ 31/ /

Bldg Name

State Use

101

Vision ID

5176

Account #

5253

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

11/14/2023 9:19:44 A

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW												
SUNTER ROBIN M SUNTER EDWARD P JR 106 BROOKHAVEN DR EAST LONGMEADOW MA 01028 GIS ID F_391861_2856891		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed													
						RESIDNTL.	101	204400	204,400													
						RES LAND	101	141300	141,300													
						RESIDNTL.	101	15600	15,600													
		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#																
						Total				361,300	361,300											
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)														
SUNTER ROBIN M COWLES LAURENCE R + LAURA G, HOWARD LELAND B		10858	0486	07-23-1999	U	I	190,000		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed					
		07367	0327	01-16-1990	U	I	215,000		2023	101	187,100	2022	101	168,500	2021	101	161,300					
		04166	0275	08-15-1975	U	I	0			101	128,500		101	115,800		101	107,000					
										101	14,700		101	14,700		101	14,700					
		Total						Total		330,300	Total		299,000	Total		283,000						
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) 204,400 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 15,600 Appraised Land Value (Bldg) 141,300 Special Land Value 0 Total Appraised Parcel Value 361,300 Valuation Method C Adjustment Net Total Appraised Parcel Value 361,300													
Total																						
ASSESSING NEIGHBORHOOD																						
Nbhd		Nbhd Name		Tracing		Batch																
0001				101		MG																
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								
201202242	05-14-2012	42	REPAIRS	12,000				ROOF	07-03-2019			334	2	MEASURED								
86	01-01-1984	MN	Manual Note					SHED	06-15-2012			317	15	PERMIT VISIT								
194	01-01-1983	MN	Manual Note					POOL	04-26-2007			311	14	INSPECTED								
									09-28-2006			311	2	MEASURED								
									04-27-2000			247	14	INSPECTED								
									02-09-2000			247	2	MEASURED								
									03-20-1992			170	3	MEAS+INSPCTD								
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				25,000 SF	4.71	1.200	7	LAND	1.00	MG	1.00			0		1.000	5.65	141,300	
Total Card Land Units							0.57 AC	Parcel Total Land Area: 0.57							Total Land Value							141,300

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C+	AVG. (+)	#Heat Sys	1.00	
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	2	CLAPBOARD	Code	Description	
Exterior Wall 2			101	ONE FAM	Percentage
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	4	CARPET	Adj Base Rate		120.87
Interior Floor 2	3	HARDWOOD	RCN		324,396
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built		1968
AC Type	01	NONE	Effective Year Built		1984
Bedrooms	3		Depreciation Code		AG
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %		37
Total Rooms	7		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	0		Overall % Condition		63
Extra Kitchen St			RCNLD		204,400
FBM Sqft	423		Dep % Ovr		
FBM Quality	1		Dep Ovr Comment		
Fireplaces	1		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
11	POOL I-V	OB	Outbuildi	L	648	29.00	1983	70	0.00	GD	A	1.00	13,200
02	SHED/FR			L	280	12.00	1984	70	0.00	GD	A	1.00	2,400
SHW	Solar Hot Wa			B	1	1.00	1988	63	1.00	AV	A	1.00	0

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,690		28.86	48,775	
FFL	1ST FLOOR	1,690	1,690		144.30	243,874	
GAR	GARAGE	0	484		57.84	27,995	
OFP	OPEN PORCH	0	32		13.53	433	
OSP	SCRN PORCH	0	120		21.65	2,597	
PAT	PATIO	0	96		7.52	722	
Ttl Gross Liv / Lease Area		1,690	4,112			324,396	

