

Property Location

55 PINE GROVE CR

Map ID

46/ 73/ 46/ /

Bldg Name

State Use

101

Vision ID

6240

Account #

6326

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

11/14/2023 12:25:45

CURRENT OWNER		TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT				1006 EAST LONGMEADOW									
CHARRON DAVID J JR CHARRON BRENDA A 55 PINE GROVE CR EAST LONGMEADOW MA 01028		TOPO WET		EASEMENT		TRAFFIC		CORNER		Description	Code	Appraised	Assessed										
										RESIDNTL.	101	495700	495,700										
		DRAINAGE				VIEW		COMMUNITY		RES LAND	101	154400	154,400										
										RESIDNTL.	101	800	800										
		SUPPLEMENTAL DATA								Total				650,900	650,900								
GIS ID		F_385376_2857756		Mailed		Assoc Pid#																	
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)									
CHARRON DAVID J JR MILLER JOHN JR, CHAPDELAINE,JOSEPH & SONS INC WILDER NORMA B ET AL, WILDER NORMA B ET AL,		19373 0351		07-31-2012		U I				515,000		00		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
		14672 0259		12-03-2004		U V				135,000				2023	101	454,600	2022	101	412,400	2021	101	395,300	
		11103 0429		02-24-2000		U V				200,000		1			101	139,100		101	141,500		101	131,400	
		00147 0075		06-18-1964		U V				1		1A			101	500		101	500		101	500	
		00000 0000				U				0				Total		594,200	Total		554,400	Total		527,200	
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)				495,700							
0001				101		NV						Appraised Xf (B) Value (Bldg)				0							
														Appraised Ob (B) Value (Bldg)				800					
														Appraised Land Value (Bldg)				154,400					
														Special Land Value				0					
														Total Appraised Parcel Value				650,900					
														Valuation Method				C					
														Adjustment									
														Net Total Appraised Parcel Value				650,900					
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									
201403002	12-31-2014	GEN	GENERATOR	7,600	03-27-2015	100	03-27-2015	OC 8/1/2005	03-27-2015			317	15	PERMIT VISIT									
393	12-20-2004	2	DWELLING	490,000					09-28-2010				311	1	LEFT NOTICE								
									12-29-2005				311	3	MEAS+INSPCTD								
									12-19-2005				311	15	PERMIT VISIT								
									01-20-2005				311	15	PERMIT VISIT								
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				34,764 SF	3.55	1.250	9	LAND	1.00	NV	1.00			0		1.000	4.44	154,400		
							Total Card Land Units	0.80	AC	Parcel Total Land Area:				0.80								Total Land Value	154,400

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	09	CONTEMPORY	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	B-	GOOD (-)	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2	16	STONE VENR	101	ONE FAM	
Roof Structure	2	HIP		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	88.79	
Interior Floor 2	3	HARDWOOD	RCN	550,814	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	2004	
AC Type	03	FULL	Effective Year Built	2011	
Bedrooms	4		Depreciation Code	GD	
Full Baths	3		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	3		Depreciation %	10	
Total Rooms	9		Functional Obsol		
Bath Style	V	VERY 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	495,700	
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	96	12.00	2005	70	0.00	GD	A	1.00	800
GEN	GENERATO			B	1	0.00	2010	90	1.00	00	A	1.00	0

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	2,281		23.25	53,023	
FFL	1ST FLOOR	2,281	2,281		116.28	265,233	
GAR	GARAGE	0	792		46.54	36,860	
OPF	OPEN PORCH	0	140		11.63	1,628	
PAT	PATIO	0	135		6.03	814	
TQS	3/4 STORY	1,604	2,139		87.20	186,512	
WDK	WOOD DECK	0	292		23.10	6,744	
Ttl Gross Liv / Lease Area		3,885	8,060			550,814	

