

Property Location

6 PINE GROVE CR

Map ID

46/ 64/ 2A/ /

Bldg Name

State Use

101

Vision ID

6268

Account #

6354

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

11/14/2023 12:30:40

CURRENT OWNER		TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT								1006 EAST LONGMEADOW																					
COHN GABRIEL M COHN CHRISTINE C 6 PINE GROVE CR EAST LONGMEADOW MA 01028 GIS ID F_386017_2857453		TOPO WET		EASEMENT		TRAFFIC		CORNER		Description		Code		Appraised		Assessed																							
										RESIDNTL.		101		571600		571,600																							
		DRAINAGE				VIEW		COMMUNITY		RES LAND		101		153900		153,900																							
										RESIDNTL.		101		16400		16,400																							
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		741,900		741,900																							
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																									
COHN GABRIEL M CHAPDELAINE + SONS INC, CHAPDELAINE + SONS INC,		13658 03336 00000		0105 0247 0000		10-07-2003 05-13-1968		U U U		V V		95,000 1 0		1P 1E		Year		Code		Assessed		Year		Code		Assessed													
														2023		101		532,200		2022		101		480,200		2021		101		461,100									
																101		138,800				101		141,600		101		130,900											
																		101		16,400				101		16,400		101		16,400									
Total												687,400				Total		638,200				Total		608,400															
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)						571,600															
0001				101		NV												Appraised Xf (B) Value (Bldg)						0															
																		Appraised Ob (B) Value (Bldg)						16,400															
																		Appraised Land Value (Bldg)						153,900															
																		Special Land Value						0															
																		Total Appraised Parcel Value						741,900															
																		Valuation Method						C															
																		Adjustment																					
																		Net Total Appraised Parcel Value						741,900															
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											
188		07-13-2004		11		POOL		18,000										05-30-2018						333		2		MEASURED											
259		10-17-2003		2		DWELLING		472,000								OC 6/11/2004		09-28-2010						311		3		MEAS+INSPCTD											
																		10-02-2006						250		22		MAILER SENT											
																		01-06-2005						311		11		ENTRY DENIED											
																		06-14-2004						317		14		INSPECTED											
																		01-21-2004						296		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								34,278 SF		3.59		1.250		9		LAND		1.00		NV		1.00				0		1.000		4.49		153,900	
Total Card Land Units														0.79		AC		Parcel Total Land Area: 0.79										Total Land Value										153,900	

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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	B+	GOOD (+)	#Heat Sys	2.00	
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2	8	BRICK VENR	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		90.72
Interior Floor 1	3	HARDWOOD	RCN		642,284
Interior Floor 2	4	CARPET	Net Other Adj		
Heat Fuel	2	GAS	Year Built		2003
Heat Type	1	FORCED H/A	Effective Year Built		2010
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	4		Remodel Rating		
Full Baths	3		Year Remodeled		
Half Baths	2		Depreciation %		11
Extra Fixtures	3		Functional Obsol		
Total Rooms	9		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor		1
Half Bath Style	G	GOOD	Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition		89
Extra Kitchens	0		RCNLD		571,600
Extra Kitchen St			Dep % Ovr		
FBM Sqft	974		Dep Ovr Comment		
FBM Quality	5		Misc Imp Ovr		
Fireplaces	1		Misc Imp Ovr Comment		
WS Flues			Cost to Cure Ovr		
Central Vac	1	YES	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
11	POOL I-V	OB	Outbuildi	L	648	29.00	2004	70	0.00	GD	G	1.25	16,400

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,948		26.88	52,360	
CFL	CATHEDRAL CE	240	240		138.17	33,161	
FFL	1ST FLOOR	1,788	1,788		134.26	240,051	
GAR	GARAGE	0	672		53.74	36,115	
OPF	OPEN PORCH	0	176		13.73	2,417	
SFL	2ND FLOOR	1,568	1,568		134.26	210,515	
TQS	3/4 STORY	504	672		100.69	67,665	
Ttl Gross Liv / Lease Area		4,100	7,064			642,284	

