

Property Location

4 BALMORAL DR

Map ID

75/ 71/ 16/ /

Bldg Name

State Use

101

Vision ID

6453

Account #

6555

Bldg #

1

Sec #

1 of 1

Card #

1 of 2

Print Date

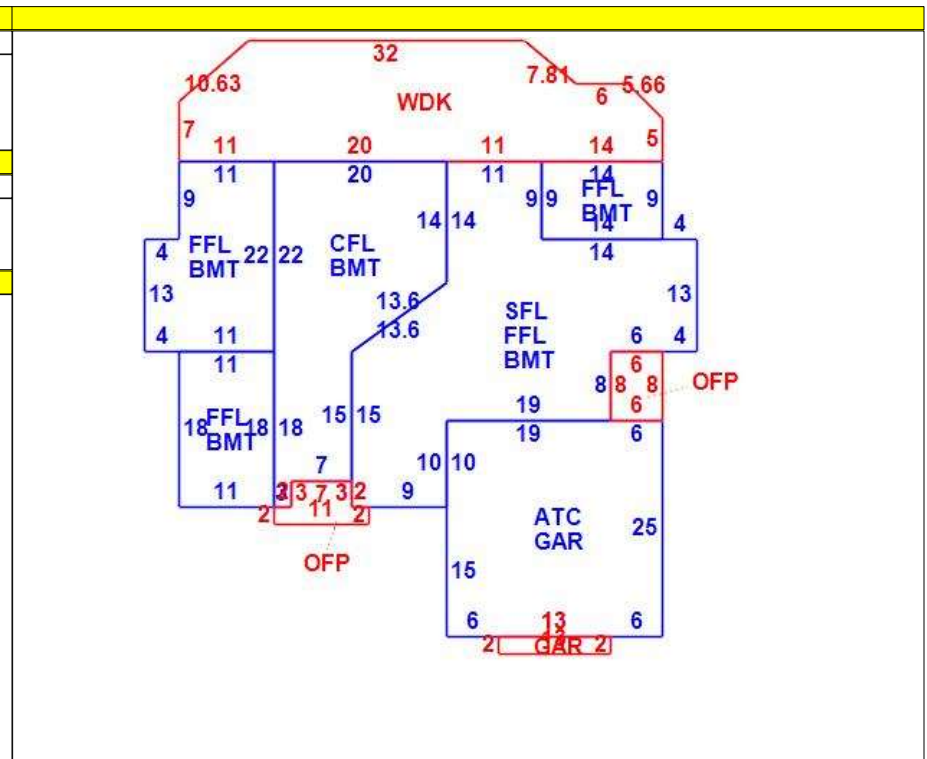
11/14/2023 1:01:11 P

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW												
KAPLAN MICHAEL G TR 4 BALMORAL DR EAST LONGMEADOW MA 01028		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed													
						RESIDNTL.	101	718900	718,900													
						RES LAND	101	163700	163,700													
						RESIDNTL.	101	25100	25,100													
		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_392007_2850825						Total		907,700	907,700													
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)														
KAPLAN MICHAEL G TR		17309	0304	05-21-2008	U	I	815,000	1P	Year	Code	Assessed	Year	Code	Assessed								
KULENOK,VLADIMR		12304	0142	04-17-2002	U	V	94,900	1F	2023	101	668,800	2022	101	606,900								
APPLE LAND,DEVELOPMENT INC		11956	0104	10-31-2001	U	V	1	1F		101	149,700		101	152,100								
ROLLINS,ROBERT H		11632	0459	05-10-2001	U	V	453,000	1		101	24,800		101	24,800								
ROLLINS,ROBERT H		00000	0000		U		0		Total		843,300	Total		783,800								
								Total				Total		754,600								
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) 549,600 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 25,100 Appraised Land Value (Bldg) 163,700 Special Land Value 0 Total Appraised Parcel Value 907,700 Valuation Method C Adjustment Net Total Appraised Parcel Value 907,700													
Total																						
ASSESSING NEIGHBORHOOD																						
Nbhd		Nbhd Name		Tracing		Batch																
0001				101		NV																
NOTES																						
SUB DIV 875																						
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								
201203221	10-03-2012	GEN	GENERATOR	23,600				LARGE GENERATO TO INCLUDE POOL OC 6/24/2003	06-29-2019			334	3	MEAS+INSPCTD								
341	10-26-2004	3	GARAGE	80,000					05-28-2013			317	15	PERMIT VISIT								
181	07-09-2004	11	POOL	15,000					08-21-2009			375	11	ENTRY DENIED								
154	06-10-2002	2	DWELLING	180,000					04-13-2006			311	13	MISSED APPT								
									01-30-2006			311	15	PERMIT VISIT								
									01-13-2005			311	15	PERMIT VISIT								
									02-10-2004			311	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	RA				40,000 SF	3.12	1.250	9	LAND	1.00	NV	1.00			0		1.000	3.9	156,000	
1	101	ONE FAM	RA				1.220 AC	7,000.00	1.000	0		0.90	NV	1.00	SHP1		0		1.000	6,300	7,700	
Total Card Land Units							2.14 AC	Parcel Total Land Area: 2.14							Total Land Value							163,700

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	A-	V GOOD-	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	7	BRICK	Code	Description	
Exterior Wall 2	4	VINYL	101	ONE FAM	Percentage
Roof Structure	2	HIP			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	96.70	
Interior Floor 2	4	CARPET	RCN	617,543	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	2003	
AC Type	03	FULL	Effective Year Built	2010	
Bedrooms	4		Depreciation Code	GD	
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %	11	
Total Rooms	8		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style	G	GOOD	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	V	V GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	89	
Extra Kitchen St			RCNLD	549,600	
FBM Sqft	1013		Dep % Ovr		
FBM Quality	3		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
02	SHED/FR			L	80	12.00	2004	70	0.00	GD	A	1.00	700
11	POOL I-V	OB	Outbuildi	L	800	29.00	2004	70	0.00	GD	V	1.50	24,400
GEN	GENERATO		B		1	0.00	2009	89	1.00	AV	A	1.00	0

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
ATC	ATTIC	156	625		39.75	24,842	
BMT	BASEMENT	0	2,025		31.85	64,493	
CFL	CATHEDRAL CE	537	537		163.99	88,061	
FFL	1ST FLOOR	1,488	1,488		159.24	236,953	
GAR	GARAGE	0	651		63.60	41,403	
OPF	OPEN PORCH	0	91		15.75	1,433	
SFL	2ND FLOOR	870	870		159.24	138,541	
WDK	WOOD DECK	0	683		31.94	21,816	
Ttl Gross Liv / Lease Area		3,051	6,970			617,543	



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				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101		718900		718,900															
												RES LAND		101		163700		163,700															
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101		25100		25,100															
				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		907,700		907,700															
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																	
KAPLAN MICHAEL G TR KULENOK,VLADIMR APPLE LAND,DEVELOPMENT INC ROLLINS,ROBERT H ROLLINS,ROBERT H				17309 0304		05-21-2008		U		I		815,000		1P		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed	
				12304 0142		04-17-2002		U		V		94,900		1F		2023		101		668,800		2022		101		606,900		2021		101		588,100	
				11956 0104		10-31-2001		U		V		1		1F				101		149,700				101		152,100				101		141,700	
				11632 0459		05-10-2001		U		V		453,000		1				101		24,800				101		24,800				101		24,800	
				00000 0000				U				0				Total		843,300		Total		783,800		Total		754,600							
EXEMPTIONS						OTHER ASSESSMENTS														This signature acknowledges a visit by a Data Collector or Assessor													
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0001								101				NV																					
NOTES																																	
SUB DIV 875																																	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	96	GARAGE/APT	Basement Floor		
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	B+	GOOD (+)	#Heat Sys		
Stories	2.00	2 STORY	Units	1	
Foundation	6	SLAB	MIXED USE		
Exterior Wall 1	8	BRICK VENR	Code	Description	
Exterior Wall 2			101	ONE FAM	
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	6	CERAMIC TL	Adj Base Rate	76.60	
Interior Floor 2			RCN	190,232	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	2003	
AC Type	03	FULL	Effective Year Built	2010	
Bedrooms	1		Depreciation Code	GD	
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %	11	
Total Rooms	0		Functional Obsol		
Bath Style	G	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	89	
Extra Kitchen St			RCNLD	169,300	
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

BUILDING SUB-AREA SUMMARY SECTION												
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value						
CRL	CRAWL	0	467		5.75	2,684						
FFL	1ST FLOOR	467	467		116.71	54,502						
GAR	GARAGE	0	559		46.77	26,142						
OFP	OPEN PORCH	0	200		11.67	2,334						
PAT	PATIO	0	200		5.84	1,167						
SFL	2ND FLOOR	467	467		116.71	54,502						
TQS	3/4 STORY	419	559		87.48	48,900						
Ttl Gross Liv / Lease Area		1,353	2,919			190,232						

