

Property Location 44 MARKHAM RD
Vision ID 6675

Account # 6789

Map ID 71/ 67/ B/ /
Bldg # 1

Bldg Name
Sec # 1 of 1

Card # 1 of 1

State Use 101
Print Date 11/14/2023 1:39:37 P

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW											
CZERNIAK JESSICA A 44 MARKHAM RD EAST LONGMEADOW MA 01028						Description	Code	Appraised	Assessed												
	TOPO WET	EASEMENT	TRAFFIC	CORNER	RESIDNTL.	101	319300	319,300													
					RES LAND	101	127600	127,600													
	DRAINAGE		VIEW	COMMUNITY	RESIDNTL.	101	800	800													
SUPPLEMENTAL DATA					Total					447,700	447,700										
GIS ID F_390113_2856024		Mailed		Assoc Pid#																	
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)													
CZERNIAK JESSICA A BERTHIAUME CONSTRUCTION LLC, BERTHIAUME,KENNETH J CARABETTA,MICHAEL SMOLA NELLIE T,	17578	0201	12-15-2008	U	I	380,000	1F	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed					
	16723	0511	06-04-2007	U	I	1		2023	101	297,600	2022	101	268,200	2021	101	257,800					
	15706	0408	02-16-2006	U	V	300,000		101	116,100	101	104,300	101	96,600								
	15620	0586	01-06-2006	U	I	420,500		101	500	101	500	101	500								
		00000	0000		U	0		Total	414,200	Total	373,000	Total	354,900								
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) 319,300 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 800 Appraised Land Value (Bldg) 127,600 Special Land Value 0 Total Appraised Parcel Value 447,700 Valuation Method C Adjustment Net Total Appraised Parcel Value 447,700												
Total																					
ASSESSING NEIGHBORHOOD																					
Nbhd		Nbhd Name		Tracing			Batch														
0001				101			MG														
NOTES																					
SUB DIV 992 RECHECK FOR SOLAR 6/2023																					
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							
202103395	12-15-2021	62	SOLAR	55,252	06-17-2022	0		NO START AS OF 7/ OC 12/5/2008 45 X SEE NOTES EXPI	02-21-2014	01		317	24	ABATEMENT VI							
364	11-20-2007	2	DWELLING	160,000					07-05-2013				317	15	PERMIT VISIT						
39	02-14-2006	2	DWELLING	160,000					12-12-2008				317	14	INSPECTED						
									01-31-2008				317	15	PERMIT VISIT						
									01-31-2008				317	2	MEASURED						
									03-08-2007				311	15	PERMIT VISIT						
									03-08-2007				311	10	VACANT LOT						
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				25,564 SF	4.62	1.200	7	LAND	1.00	MG	1.00			0 TRF2	0.9	1.000	4.99	127,600
Total Card Land Units							0.59	AC	Parcel Total Land Area:				0.59	Total Land Value							127,600

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C+	AVG. (+)	#Heat Sys	1.00	
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	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	3	HARDWOOD	Adj Base Rate	120.84	
Interior Floor 2	4	CARPET	RCN	350,893	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	2007	
AC Type	03	FULL	Effective Year Built	2012	
Bedrooms	3		Depreciation Code	GD	
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	1		Depreciation %	9	
Total Rooms	6		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	91	
Extra Kitchen St			RCNLD	319,300	
FBM Sqft	608		Dep % Ovr		
FBM Quality	5		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	2012	70	0.00	GD	A	1.00	800

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	810		31.19	25,264	
FFL	1ST FLOOR	810	810		155.95	126,321	
GAR	GARAGE	0	480		62.38	29,943	
OFP	OPEN PORCH	0	105		16.34	1,715	
TQS	3/4 STORY	1,046	1,395		116.94	163,126	
WDK	WOOD DECK	0	144		31.41	4,523	
Ttl Gross Liv / Lease Area		1,856	3,744			350,893	

