

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																		
PICARD MICHAEL + JENNIFER L DONALDSON CAROL A 39 PEASE RD EAST LONGMEADOW MA 01028 GIS ID F_389592_2844163 Mailed												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW											
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	343800		343,800													
												RES LAND		101	147300		147,300													
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	62600		62,600													
				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										553,700		553,700														
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)																	
PICARD MICHAEL + JENNIFER L DONALDSON CAROL A TANNEN,ROBERT M CAZALET LISAA, WENTWORTH DAVID F +				20263 0277		04-30-2014		U	I	1		1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed									
				12772 0303		12-04-2002		U	I	325,000		2024	101	318,300	2023	101	296,400	2022	101	270,900										
				11285 0108		07-28-2000		U	I	275,000			101	147,300		101	135,300		101	122,900										
				09207 0069		08-04-1995		U	I	228,000			101	62,600		101	52,700		101	52,700										
				07767 0417		07-31-1991		U	I	190,000																				
				Total										528,200		Total		484,400		Total		446,500								
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												APPRAISED VALUE SUMMARY														
Nbhd		Nbhd Name						Tracing			Batch																			
0001								101			MG																			
NOTES																														
SUB DIV #712																		Appraised BLDG. Value (Card)										343,800		
																		Appraised Xf (B) Value (Bldg)										0		
																		Appraised Ob (B) Value (Bldg)										62,600		
																		Appraised Land Value (Bldg)										147,300		
																		Special Land Value										0		
																		Total Appraised Parcel Value										553,700		
																		Valuation Method										C		
																		Adjustment												
																		Net Total Appraised Parcel Value										553,700		
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						
194		06-01-1988		MN	Manual Note		11,000								FGR		03-20-2018					333	2	MEASURED						
240		08-01-1987		MN	Manual Note		150,000								SFR		04-26-2007					311	2	MEASURED						
																	05-17-2000					247	3	MEAS+INSPCTD						
																	04-25-2000					247	2	MEASURED						
																	03-09-1992					170	3	MEAS+INSPCTD						
																	11-18-1988					107	15	PERMIT VISIT						
																	03-15-1988					130	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				40,000		SF	3.12	1.200	7	LAND	1.00	MG	1.00						0		TRF2		0.9	1.000	3.37	134,800
1	101	ONE FAM		RA				3.560		AC	7,000.00	1.000	0		0.50	MG	1.00	TOP4					0				1.000	3,500	12,500	
Total Card Land Units								4.48		AC	Parcel Total Land Area:			4.48			Total Land Value										147,300			

Property Location 39 PEASE RD
Vision ID 4977 Account # 5054

Map ID 66/ 9A/ B-1/ /
Bldg # 1

Bldg Name
Sec # 1 of 1

Card # 1 of 1

State Use 101
Print Date 11/22/2024 11:42:41 A

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Central Vac	1	YES
Model	01	RESIDENTIAL	Basement Floor		
Grade	B-	GOOD (-)	Bsmt Garage		
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			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		126.24
Interior Floor 1	3	HARDWOOD	RCN		435,223
Interior Floor 2	4	CARPET	Net Other Adj		
Heat Fuel	2	GAS	Year Built		1987
Heat Type	3	FORCED H/W	Effective Year Built		2000
AC Type	01	NONE	Depreciation Code		GD
Bedrooms	5		Remodel Rating		
Full Baths	3		Year Remodeled		
Half Baths	2		Depreciation %		21
Extra Fixtures	0		Functional Obsol		
Total Rooms	10		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		79
Extra Kitchens	0		RCNLD		343,800
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
FIN ATC Sqft			Misc Imp Ovr Comment		
FIN ATC Quality			Cost to Cure Ovr		
Fireplaces	1		Cost to Cure Ovr Comment		
WS Flues	1				

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
04	GARAGE/L			L	1,08	36.00	1988	90	0.00	EX	E	1.75	61,200
02	SHED/FR			L	192	12.00	2000	60	0.00	AV	A	1.00	1,400

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,200		33.03	39,641	
FFL	1ST FLOOR	1,217	1,217		165.17	201,012	
SFL	2ND FLOOR	1,131	1,131		165.17	186,807	
WDK	WOOD DECK	0	237		32.76	7,763	
Ttl Gross Liv / Lease Area		2,348	3,785			435,223	

