

CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT								1006 EAST LONGMEADOW, MA VISION												
WALSH CLAUDIA H TR 374 PINEHURST DR EAST LONGMEADOW MA 01028										Description	Code	Assessed		Assessed																
										RESIDNTL.	102	478,900		478,900																
		SUPPLEMENTAL DATA																												
		Alt Prcl ID SP Permit Chapter La OC Dates In+Ex FY Mailed GIS ID F_392090_2841032				Received NIA Field 8 Field 9 Field 10 Assoc Pid#				Total		478,900		478,900																
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																
WALSH CLAUDIA H TR WALSH CLAUDIA H THE ELMS RESIDENTIAL CONDOMINI,TRU ROUTE 83 DEVELOPMENT				21762 0096		07-13-2017		U I		1		1A		Year	Code	Assessed		Year	Code	Assessed V		Year	Code	Assessed						
				13663 0489		10-03-2003		U I		220,466		1		2024	102	479,000		2023	102	427,300		2022	102	406,600						
				10338 0117		06-24-1998		U I		1																				
				00000 0000				U		0				Total		479,000		Total		427,300		Total		406,600						
EXEMPTIONS				OTHER ASSESSMENTS								This signature acknowledges a visit by a Data Collector or Assessor																		
Year	Code	Description		Amount		Code	Description		Number		Amount													Comm Int						
Total				0.00										APPRaised VALUE SUMMARY																
Nbhd		Nbhd Name		B		Tracing		Batch		Appraised Bldg. Value (Card)								478,900												
0001						102		EL		Appraised Xf (B) Value (Bldg)								0												
NOTES BLDG #3 THE ELMS												Appraised Ob (B) Value (Bldg)								0										
												Appraised Land Value (Bldg)								0										
												Special Land Value								0										
												Total Appraised Parcel Value								478,900										
												Valuation Method								C										
BUILDING PERMIT RECORD												VISIT / CHANGE HISTORY																		
												Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments				Date	Id	Type	Is	Cd	Purpose/Result	
												201203626 337	12-20-2012 12-11-2002	GEN 2	GENERATOR DWELLING	6,500 200,000		0 0		OC 10/2/03				07-25-2022 06-07-2013 02-26-2004	400 317 105			3 15 14	MEAS+INSPCTD PERMIT VISIT INSPECTED	
LAND LINE VALUATION SECTION																														
B	Use Code	Description	Zone	Land Type	Land Units		Unit Price	Size Adj	Site Index	Cond.	Nbhd.	Nbhd. Adj	Notes		Location Adjustment		Adj Unit P	Land Value												
1	102	CONDO	PUR	SITE	0 SF		0.00	1.00000		1.00	EL	1.000			0.0000		0	0												
Total Card Land Units					0 SF		Parcel Total Land Area					0.00		Total Land Value								0								

Property Location 374 PINEHURST DR
Vision ID 6526 Account # 6630

Map ID 80/ 1/ 374/ /
Bldg # 1

Bldg Name
Sec # 1 of 1

Card # 1 of 1

State Use 102
Print Date 11/25/2024 7:12:06 A

CONSTRUCTION DETAIL						CONSTRUCTION DETAIL (CONTINUED)					
Element		Cd	Description			Element		Cd	Description		
Style	08	CONDO-TNHS RES CONDO AVG. (+) 2 STORY CONCRETE DRYWALL CARPET HARDWOOD GAS FORCED H/A FULL GOOD GOOD GOOD FLA AVE Yes WOOD CONCRETE									
Model	05										
Grade	C+										
Stories	2.00										
Foundation	1										
Interior Wall 1	1										
Interior Wall 2											
Interior Floor 1	4										
Interior Floor 2	3										
Heat Fuel	2										
Heat Type	1										
AC Type	03										
Bedrooms	3										
Full Baths	3										
Half Baths	1										
Extra Fixtures	1										
Total Rooms	5										
Bath Style	G	GOOD									
Half Baths	G	GOOD									
Num Kitchens	1										
Kitchen Style	G	GOOD									
FBM Sqft	750										
FBM Quality	3	FLA AVE									
Fireplaces	0										
WS Flues	0										
Central Vac		Yes									
Frame	1	WOOD									
Bsmt Floor	12	CONCRETE									
Bsmt Garage	0										
#Heat Sys	1										
Occupancy	1										
Int Vs Ext	S										
						CONDO DATA					
Parcel Id		6769		C 0020		Owne					
		THE ELMS				B 1		S 1			
Adjust Type		Code		Description				Factor%			
Unit Type C											
Unit Locatio		D		DETACHED							
						COST / MARKET VALUATION					
Adj Base Rate								137.18			
Building Value New								526,224			
Year Built								2003			
Effective Year Built								2012			
Depreciation Code								GD			
Remodel Rating											
Year Remodeled											
Depreciation %								9			
Functional Obsol											
External Obsol											
Trend Factor								1			
Condition											
Condition %											
Percent Good								91			
Cns Sect Rcnld								478,900			
Dep % Ovr											
Dep Ovr Comment											
Misc Imp Ovr											
Misc Imp Ovr Comment											
Cost to Cure Ovr											
Cost to Cure Ovr Comment											
OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)											
Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Gd	Grade	Grade Adj.	Appr. Value	
GEN	GENERATOR	B	1	0.00	2011	AV	91	A	1.00		0
BUILDING SUB-AREA SUMMARY SECTION											
Code	Description			Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value			
BMT	BASEMENT			0	1,874		33.45	62,686			
FFL	1ST FLOOR			1,874	1,874		167.16	313,260			
GAR	GARAGE			0	462		66.94	30,925			
OPF	OPEN PORCH			0	422		16.64	7,021			
SFL	2ND FLOOR			672	672		167.16	112,332			
Ttl Gross Liv / Lease Area				2,546	5,304			526,224			

