

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																															
MIDGHALL JOHN G JR MIDGHALL MARY K 78 PINE GROVE CR EAST LONGMEADOW MA 01028												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW																								
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	500800		500,800																										
												RES LAND		101	154700		154,700																										
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	1400		1,400																										
				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#																																							
GIS ID F_385119_2857418										Total		656,900		656,900																													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																											
MIDGHALL JOHN G JR MIDGHALL JOHN G JR CHAPDELAINE JOSEPH & SONS INC, WILDER NORMA B ET AL, WILDER NORMA B ET AL,				22535		0459		01-25-2019		U		I		100		1A		Year		Code	Assessed		Year		Code	Assessed																	
				11496		0391		02-02-2001		U		V		85,000						2025		101	469,000		2024		101	439,300															
				11103		0429		02-24-2000		U		V		200,000		1						101		154,700		101		140,100															
				00147		0075		06-18-1964		U		V		1								101		1,400		101		1,000															
				00000		0000				U				0																													
																Total		625,100		Total		595,400		Total		549,900																	
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																												
Total																																											
ASSESSING NEIGHBORHOOD														APPRAISED VALUE SUMMARY																													
Nbhd		Nbhd Name		Tracing				Batch																																			
0001				101				NV																																			
NOTES														APPRAISED VALUE SUMMARY																													
ORCHARD HILL																																											
														Appraised BLDG. Value (Card)										500,800																			
														Appraised Xf (B) Value (Bldg)										0																			
														Appraised Ob (B) Value (Bldg)										1,400																			
														Appraised Land Value (Bldg)										154,700																			
														Special Land Value										0																			
														Total Appraised Parcel Value										656,900																			
														Valuation Method										C																			
														Adjustment																													
														Net Total Appraised Parcel Value										656,900																			
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															
317		11-07-2000		2		DWELLING		225,000										05-30-2018						333		2		MEASURED															
																		09-28-2010						311		2		MEASURED															
																		09-18-2002						250		22		MAILER SENT															
																		09-16-2002						274		2		MEASURED															
																		05-30-2001						247		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				36,400	SF	3.40	1.250	9	LAND	1.00	NV	1.00	GDVW			0			1.000	4.25	154,700																		
																		Total Card Land Units										0.84	AC	Parcel Total Land Area:		0.84	Total Land Value										154,700

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Central Vac	0	NO
Model	01	RESIDENTIAL	Basement Floor	12	CONCRETE
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	130.41	
Interior Floor 1	4	CARPET	RCN	582,354	
Interior Floor 2	3	HARDWOOD	Net Other Adj		
Heat Fuel	2	GAS	Year Built	2000	
Heat Type	1	FORCED H/A	Effective Year Built	2011	
AC Type	03	FULL	Depreciation Code	GD	
Bedrooms	4		Remodel Rating		
Full Baths	3		Year Remodeled		
Half Baths	0		Depreciation %	14	
Extra Fixtures	2		Functional Obsol		
Total Rooms	8		External Obsol		
Bath Style	V	VERY GOOD	Cost Trend Factor	1	
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition	86	
Extra Kitchens	0		RCNLD	500,800	
Extra Kitchen St			Dep % Ovr		
FBM Sqft	585		Dep Ovr Comment		
FBM Quality	1		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					

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
19	PATIO			L	200	8.00	2015	70	0.00	GD	G	1.25	1,400

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,169		37.48	43,817	
FFL	1ST FLOOR	1,169	1,169		187.25	218,898	
GAR	GARAGE	0	484		75.06	36,327	
OFP	OPEN PORCH	0	36		20.81	749	
OSP	SCRN PORCH	0	144		28.61	4,120	
PAT	PATIO	0	360		9.36	3,371	
SFL	2ND FLOOR	720	720		187.25	134,822	
TQS	3/4 STORY	677	902		140.54	126,770	
WDK	WOOD DECK	0	360		37.45	13,482	
Ttl Gross Liv / Lease Area		2,566	5,344			582,354	

