

Property Location: 50 PEASE RD
Vision ID: 4983

Account #5060

MAP ID:67/ 14/ 1/ /

Bldg #: 1 of 1

Bldg Name:

Sec #: 1 of 1

Card 1 of 1

State Use:101

Print Date:12/28/2014 19:27

CURRENT OWNER			TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT								1006 AST LONGMEADOW, MA VISION							
VILLAMAINO DAVID J VILLAMAINO TERESA 50 PEASE ROAD EAST LONGMEADOW, MA 01028 Additional Owners:											Description		Code		Appraised Value		Assessed Value									
											RESIDENTL.		101		201,700		201,700									
											RES LAND		101		83,100		83,100									
											RESIDENTL.		101		8,900		8,900									
SUPPLEMENTAL DATA																										
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_389699_2843351						Received Prior ID Owner Occ N Final Area 1749 Current Ac. 2.34827 ASSOC PID#																				
Total												293,700				293,700										
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)													
VILLAMAINO DAVID J VILLAMAINO DAVID J, VILLAMAINO DAVID J				12964/ 555 08244/ 0060 0/ 0		02/19/2003 11/18/1992		U	I	1 60,000 0		F	Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value			
													2014	B	204,000		2013	B	202,200		2012	B	189,800			
													2014	L	85,300		2013	L	86,700		2012	L	84,000			
													2014	O	13,300		2013	O	13,600		2012	O	13,700			
													Total:		302,600		Total:		302,500		Total:		287,500			
EXEMPTIONS				OTHER ASSESSMENTS								This signature acknowledges a visit by a Data Collector or Assessor														
Year	Type	Description		Amount		Code	Description		Number	Amount												Comm. Int.				
Total:																										
ASSESSING NEIGHBORHOOD																										
NBHD/ SUB		NBHD Name			Street Index Name			Tracing			Batch															
0001/A								101			MG															
NOTES																										
SUB DIV #715 1997 COMCON LETTER REGARDING WETLANDS ATTACHED												Appraised Bldg. Value (Card) 201,700 Appraised XF (B) Value (Bldg) 0 Appraised OB (L) Value (Bldg) 8,900 Appraised Land Value (Bldg) 83,100 Special Land Value 0 Total Appraised Parcel Value 293,700 Valuation Method: C Adjustment: 0 Net Total Appraised Parcel Value 293,700														
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								
355	11/09/2007	13	BARN		7,500			0			24 X 24		04/11/2008			317	15	PERMIT VISIT								
307	11/12/2002	11	POOL		3,000			0					04/19/2007			311	14	INSPECTED								
184	08/02/1999	2	DWELLING		140,000			0			CAPE		11/09/2006			311	2	MEASURED								
													02/09/2004			311	15	PERMIT VISIT								
													02/13/2003			274	15	PERMIT VISIT								
LAND LINE VALUATION SECTION																										
B #	Use Code	Use Description		Zone	D	Front	Depth	Units	Unit Price	I. Factor	S.A.	Acre Disc	C. Factor	ST. Idx	Adj.	Notes- Adj		Special Pricing		S Adj Fact	Adj. Unit Price	Land Value				
1	101	ONE FAM		RA				40,000	2.20	1.1900	7	1.0000	0.80	MG	1.00	WET3		Spec Use	Spec Calc	.90	1.89	75,600				
1	101	ONE FAM		RA				1.43	7,000.00	1.0000	0	1.0000	0.75	MG	1.00	WET3				1.00	5,250.00	7,500				
Total Card Land Units:								2.35	AC	Parcel Total Land Area:								2.35	AC	Total Land Value:						83,100

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	19		RANCH	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	0		NONE
Grade	B-		GOOD (-)	FBM Sqft			
Stories	1.00		1 Story	Int vs Ext	S		
Foundation	1		CONCRETE	MIXED USE			
Exterior Wall 1	4		VINYL	Code	Description		Percentage
Exterior Wall 2				101	ONE FAM		100
Roof Structure	1		GABLE				
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL				
Interior Wall 2				COST/MARKET VALUATION			
Interior Floor 1	3		HARDWOOD	Adj. Base Rate:			89.43
Interior Floor 2	4		CARPET				
Heat Fuel	2		GAS	Replace Cost			219,284
Heat Type	1		FORCED H/A	AYB			1999
AC Type	01		None	EYB			2006
Bedrooms	2			Dep Code			GD
Full Baths	2			Remodel Rating			
Half Baths	0			Year Remodeled			
Extra Fixtures	0			Dep %			8
Total Rooms	6			Functional Obslnc			
Bath Style	G		GOOD	External Obslnc			
Kitchen Style	G		GOOD	Cost Trend Factor			1
Kitchens	1			Condition			
Extra Kitchens	0			% Complete			
Frame	1		WOOD	Overall % Cond			92
Basement Floor	12			Apprais Val			201,700
Bsmt Garage	1			Dep % Ovr			0
Units	1			Dep Ovr Comment			
WS Flues				Misc Imp Ovr			0
FBM Quality				Misc Imp Ovr Comment			
Fireplaces	0			Cost to Cure Ovr			0
				Cost to Cure Ovr Comment			

OB-OUTBUILDING & YARD ITEMS(L) / XF-BUILDING EXTRA FEATURES(B)												
Code	Description	Sub	Sub Descript	L/B	Units	Unit Price	Yr	Gde	Dp Rt	Cnd	%Cnd	Apr Value
07	POOL A-C	OB	Outbuilding	L	30	69.00	2003	A		GD	70	1,400
22	WOOD DK			L	120	9.20	2003	G		GD	70	1,000
31	BARN			L	576	16.10	2007	A		GD	70	6,500

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	1,749		17.90	31,301
EFP	ENCL PORCH	0	180		26.83	4,829
FFL	1ST FLOOR	1,749	1,749		89.43	156,414
GAR	GARAGE	0	548		35.74	19,585
OFP	OPEN PORCH	0	192		8.85	1,699
WDK	WOOD DECK	0	436		12.51	5,455
Ttl. Gross Liv/Lease Area:		1,749	4,854	2,452		219,284

