

Property Location: 28 RONALD RD
Vision ID: 4948

Account #5025

MAP ID:66/ 23A/ 0/ /

Bldg Name:

Bldg #: 1 of 2

Sec #: 1 of 1

Card 1 of 2

State Use:109

Print Date:12/01/2015 10:59

CURRENT OWNER

GOLDSTEIN MARIE L ESTATE OF

43 SOUTH BEND LN

EAST LONGMEADOW, MA 01028

Additional Owners:

TOPO.

UTILITIES

1 TYPCL

STRT./ROAD

LOCATION

CURRENT ASSESSMENT

Description

RESIDENTIAL RES LAND

Code

109109

Appraised Value

13,400120,200

Assessed Value

13,400120,200

SUPPLEMENTAL DATA

Other ID:
SP Permit
Chapter Land
OC Dates
In+Ex FY
Mailed
GIS ID: F_388653_2844240

Received
Prior ID
Owner Occ
Final Area
Current Ac.

ASSOC PID#

Total

133,600

133,600

RECORD OF OWNERSHIP

BK-VOL/PAGE

20575/ 103
11432/ 182
09643/ 0069
01973/ 0246

SALE DATE

01/23/2015
12/04/2000
10/03/1996
12/23/1948

q/u

U
U
U
U

v/i

I
I
I
I

SALE PRICE

11A
1A
1A
0

V.C.

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

2015
2015

Code

109
109

Assessed Value

13,400
120,200

Yr.

2014
2014

Code

B
L

Assessed Value

6,000
127,300

Yr.

2013
2013

Code

B
L

Assessed Value

5,900
127,300

Total:

133,600

133,300

133,200

EXEMPTIONS

Year

Type

Description

Amount

Code

Description

Number

Amount

Comm. Int.

Total:

OTHER ASSESSMENTS

Year

Type

Description

Amount

Code

Description

Number

Amount

Comm. Int.

Total:

ASSESSING NEIGHBORHOOD

NBHD/ SUB

0001/A

NBHD Name

Street Index Name

Tracing

109

Batch

MA

NOTES

ESTIMATED ABANDONED NOT INHABITABLE

VANDALIZED ROOF BAD NOW WINDOWS

BOA

REVIEW AND UPDATED FOR FY 2010. FY 2010

ABT DENIED. FY11 ABT DENIED. 3/18/11

NOT RESTORABLE IN DATA COLLECTORS

ESTIMATION-BETTER OFF TO DEMO. NO

WINDOWS,SMASHED, ROTTED SILLS, ROOF.

WATER IN OLD QUARRY. FY12 ABT DENIED

BUILDING PERMIT RECORD

Permit ID

Issue Date

Type

Description

Amount

Insp. Date

% Comp.

Date Comp.

Comments

Visit/ Change History

Date

Type

IS

ID

Cd.

Purpose/Result

03/18/2011

317

14

INSPECTED

05/10/2007

311

14

INSPECTED

05/03/2007

311

2

MEASURED

10/16/2001

247

14

INSPECTED

04/27/2000

247

2

MEASURED

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

109

MULT HS

RA

40,000

SF

2.20

1.1900

7

1.0000

0.85

MG

1.00

ACCESS

1.00

2.23

89,200

1

109

MULT HS

RA

5.21

AC

7,000.00

1.0000

0

1.0000

0.85

MG

1.00

ACCESS

1.00

5,950.00

31,000

Total Card Land Units:

6.13

AC

Parcel Total Land Area:

6.13

AC

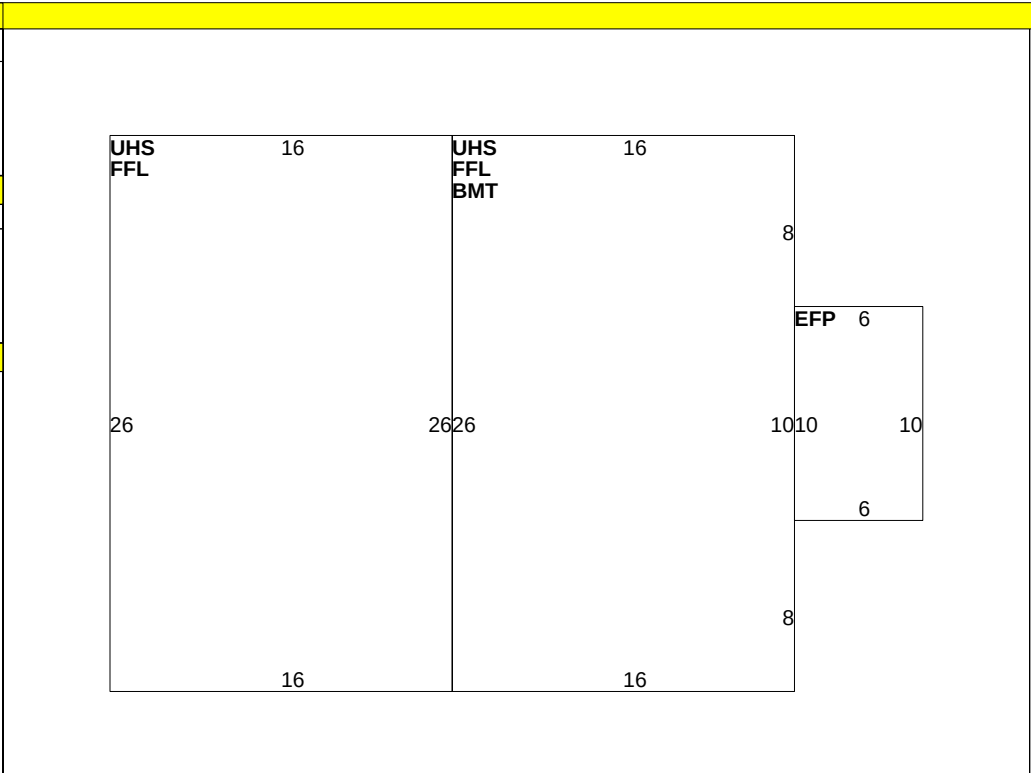
Total Land Value:

120,200

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	05		CAPE	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	0		NO
Grade	C		AVERAGE	FBM Sqft			
Stories	1.50		1 1/2 Stories	Int vs Ext	S		
Foundation	2			MIXED USE			
Exterior Wall 1	2		CLAPBOARD	Code	Description		Percentage
Exterior Wall 2				109	MULT HS		100
Roof Structure	1		GABLE				
Roof Cover	10		ROLLED				
Interior Wall 1	2		PLASTER				
Interior Wall 2				COST/MARKET VALUATION			
Interior Floor 1	3		HARDWOOD	Adj. Base Rate:			98.12
Interior Floor 2	4		CARPET				
Heat Fuel				Replace Cost			116,081
Heat Type	8		NONE	AYB			1945
AC Type	01		NONE	EYB			1919
Bedrooms	2			Dep Code			DL
Full Baths	1			Remodel Rating			
Half Baths	1			Year Remodeled			
Extra Fixtures	0			Dep %			70
Total Rooms	4			Functional Obslnc			
Bath Style	P		POOR	External Obslnc			
Kitchen Style	P		POOR	Cost Trend Factor			1
Kitchens	1			Condition			PD
Extra Kitchens	0			% Complete			5
Frame	1		WOOD	Overall % Cond			5
Basement Floor	13			Apprais Val			5,800
Bsmt Garage				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

Ttl. Gross Liv/Lease Area:		832	2,140	1,183		116,081
----------------------------	--	-----	-------	-------	--	---------



Property Location: 28 RONALD RD

Vision ID: 4948

Account #5025

Bldg #: 2 of 2

Sec #: 1 of 1

Card 2 of 2

MAP ID:66/ 23A/ 0/ /

Bldg Name:

State Use:109

Print Date:12/01/2015 10:59

CURRENT OWNER

GOLDSTEIN MARIE L ESTATE OF

43 SOUTH BEND LN

EAST LONGMEADOW, MA 01028

Additional Owners:

TOPO.

UTILITIES

1 TYPCL

STRT./ROAD

LOCATION

CURRENT ASSESSMENT

Description

RESIDENTL. RES LAND

Code

109109

Appraised Value

13,400120,200

Assessed Value

13,400120,200

SUPPLEMENTAL DATA

Other ID:
SP Permit
Chapter Land
OC Dates
In+Ex FY
Mailed
GIS ID: F_388653_2844240

Received
Prior ID
Owner Occ
Final Area
Current Ac.

ASSOC PID#

Total

133,600

133,600

RECORD OF OWNERSHIP

BK-VOL/PAGE

SALE DATE

q/u

v/i

SALE PRICE

V.C.

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

2015

109

13,400

2014

B

6,000

2013

B

5,900

2015

109

120,200

2014

L

127,300

2013

L

127,300

Total:

133,600

Total:

133,300

Total:

133,200

EXEMPTIONS

Year

Type

Description

Amount

Code

Description

Number

Amount

Comm. Int.

Total:

OTHER ASSESSMENTS

NBHD/ SUB

NBHD Name

Street Index Name

Tracing

Batch

0001/A

109

MA

NOTES

ESTIMATED STILL UNOCCUPIED

10/16/01ABANDONED NOT INHABITABLE

VANDALIZED WINDOWS BROKEN ROTTED FLOORS

SILLS LITTLE OR NO VALUE 3/18/01 NOT

RESTORABLE IN DATA COLLECTORS

ESTIMATION. TOO FAR GONE, OPEN TO

ELEMENTS ROTTED SILLES, JOINTS ETC.

APPRAISED VALUE SUMMARY

Appraised Bldg. Value (Card)

Appraised XF (B) Value (Bldg)

Appraised OB (L) Value (Bldg)

Appraised Land Value (Bldg)

Special Land Value

Total Appraised Parcel Value

Valuation Method:

Adjustment:

Net Total Appraised Parcel Value

7,600

0

0

0

0

133,600

C

0

133,600

BUILDING PERMIT RECORD

Permit ID

Issue Date

Type

Description

Amount

Insp. Date

% Comp.

Date Comp.

Comments

VISIT/ CHANGE HISTORY

Date

Type

IS

ID

Cd.

Purpose/Result

03/18/2011

317

14

INSPECTED

05/10/2007

311

14

INSPECTED

05/03/2007

311

2

MEASURED

10/16/2001

247

14

INSPECTED

04/27/2000

247

2

MEASURED

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

2

109

MULT HS

RA

0 SF

0.00

1.1900

7

1.0000

1.00

MG

1.00

Spec Use

Spec Calc

.00

0.00

0

Total Card Land Units:

0.00

AC

Parcel Total Land Area:

6.13 AC

Total Land Value:

0

CONSTRUCTION DETAIL						CONSTRUCTION DETAIL (CONTINUED)																		
Element	Cd.	Ch.	Description			Element	Cd.	Ch.	Description															
Style	12		MULTI-CONV RESIDENTIAL AVG. (-)			#Heat Sys	1		NO															
Model	01					Central Vac	0																	
Grade	C-					FBM Sqft																		
Stories	2.5					Int vs Ext	S																	
Foundation	3					MIXED USE																		
Exterior Wall 1	1		WOOD SHING			Code	Description			Percentage														
Exterior Wall 2						109	MULT HS			100														
Roof Structure	1					COST/MARKET VALUATION																		
Roof Cover	1									GABLE														
Interior Wall 1	2									ASPHALT SH														
Interior Wall 2	1		SOFTWOOD			COST/MARKET VALUATION																		
Interior Floor 1	2					Adj. Base Rate:				57.56														
Interior Floor 2						Replace Cost				152,080														
Heat Fuel										NONE				1900										
Heat Type	8													NONE				1919						
AC Type	01		NONE															DL						
Bedrooms	4																	NONE						
Full Baths	2						NONE																	
Half Baths	0										NONE													
Extra Fixtures	0														NONE									
Total Rooms	10		NONE																					
Bath Style	P																		POOR					
Kitchen Style	P						POOR																	
Kitchens	2										POOR													
Extra Kitchens	0														POOR									
Frame	1		WOOD																					
Basement Floor																			WOOD					
Bsmt Garage							WOOD																	
Units	2										WOOD													
WS Flues															WOOD									
FBM Quality			WOOD																					
Fireplaces	0																		WOOD					
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
BUILDING SUB-AREA SUMMARY SECTION																								
Code	Description			Living Area		Gross Area		Eff. Area		Unit Cost		Undeprec. Value												
BMT	BASEMENT			0		1,092				11.49		12,549												
EFP	ENCL PORCH			0		72				17.59		1,266												
FFL	1ST FLOOR			1,092		1,092				57.56		62,858												
SFL	2ND FLOOR			1,092		1,092				57.56		62,858												
UAT	UNFIN ATTC			0		1,092				11.49		12,549												
Ttl. Gross Liv/Lease Area:				2,184		4,440		2,642				152,080												

