

Property Location: 77 ROGERS RD
Vision ID: 452

Account #461

MAP ID: 15/ 74/ 32/ /

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 101

Print Date: 11/30/2016 15:43

CURRENT OWNER

PETRONINO CHARLES A
PETRONINO DIANNE
77 ROGERS ROAD

EAST LONGMEADOW, MA 01028
Additional Owners:

TOPO.

1

UTILITIES

TYPCL

STRT./ROAD

LOCATION

CURRENT ASSESSMENT

Description

Code

Appraised Value

Assessed Value

RESIDENTL.

101

136,000

136,000

RES LAND

101

84,200

84,200

RESIDENTL.

101

2,800

2,800

Total

223,000

223,000

1006
AST LONGMEADOW, MA

VISION

RECORD OF OWNERSHIP

BK-VOL/PAGE

SALE DATE

q/u

v/i

SALE PRICE

V.C.

PETRONINO CHARLES A
PETRONINO CHARLES A,
PETRONINO CHARLES A +

12052/ 328
07733/ 0294
03102/ 0068

12/21/2001
06/20/1991
04/01/1965

U
U
U

I
I
I

1
1
0

A
H

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

2016

101

134,400

2015

101

134,400

2014

B

124,100

2016

101

81,700

2015

101

81,700

2014

L

84,300

2016

101

2,800

2015

101

2,800

2014

O

3,100

Total:

218,900

Total:

218,900

Total:

211,500

EXEMPTIONS

Year

Type

Description

Amount

Code

OTHER ASSESSMENTS

Description

Number

Amount

Comm. Int.

Total:

ASSESSING NEIGHBORHOOD

NBHD/ SUB

NBHD Name

Street Index Name

Tracing

Batch

0001/A

101

MA

NOTES

WB

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

136,000

0

2,800

84,200

0

223,000

C

0

223,000

BUILDING PERMIT RECORD

Permit ID

Issue Date

Type

Description

Amount

Insp. Date

% Comp.

Date Comp.

Comments

45

04/09/1998

4

ADDITION

20,000

0

VISIT/ CHANGE HISTORY

Date

Type

IS

ID

Cd.

Purpose/Result

09/30/2016

317

14

INSPECTED

09/16/2016

317

2

MEASURED

04/16/2004

318

14

INSPECTED

04/02/2004

250

22

MAILER SENT

03/10/2004

311

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

Spec Use

Spec Calc

S Adj Fact

Adj. Unit Price

Land Value

1

101

ONE FAM

RC

21,000

SF

3.89

1.0300

5

1.0000

1.00

MA

1.00

1.00

4.01

84,200

Total Card Land Units:

0.48

AC

Parcel Total Land Area:

0.48

AC

Total Land Value:

84,200

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		NO
Grade	C		AVERAGE	FBM Sqft			
Stories	1.00		1 STORY	Int vs Ext	S		SAME
Foundation	1		CONCRETE	MIXED USE			
Exterior Wall 1	4		VINYL	Code	Description		Percentage
Exterior Wall 2				101	ONE FAM		100
Roof Structure	1		GABLE	COST/MARKET VALUATION			
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL	Adj. Base Rate: Replace Cost AYB EYB Dep Code Remodel Rating Year Remodeled Dep % Functional Obslnc External Obslnc Cost Trend Factor Condition % Complete Overall % Cond Apprais Val Dep % Ovr Dep Ovr Comment Misc Imp Ovr Misc Imp Ovr Comment Cost to Cure Ovr Cost to Cure Ovr Comment			
Interior Wall 2							
Interior Floor 1	4		CARPET				
Interior Floor 2	5		LINO/VINYL				
Heat Fuel	2		GAS				
Heat Type	3		FORCED H/W				
AC Type	01		NONE				
Bedrooms	3						
Full Baths	1						
Half Baths	1						
Extra Fixtures	1						
Total Rooms	7						
Bath Style	A		AVERAGE				
Kitchen Style	A		AVERAGE				
Kitchens	1						
Extra Kitchens	0						
Frame	1		WOOD				
Basement Floor							
Bsmt Garage							
Units	1						
WS Flues							
FBM Quality							
Fireplaces	1						

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	24	69.00	1965	A		AV	60	1,000
02	SHED/FR			L	48	7.48	1988	A		AV	60	200
22	WOOD DK			L	120	9.20	1988	A		AV	60	700
02	SHED/FR			L	192	7.48	1999	A		AV	60	900

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	1,118		16.55	18,507	
FFL	1ST FLOOR	1,694	1,694		82.62	139,961	
GAR	GARAGE	0	528		33.02	17,433	
WDK	WOOD DECK	0	676		11.61	7,849	
Ttl. Gross Liv/Lease Area:		1,694	4,016	2,224		183,750	

