

Property Location: 228 PEASE RD  
Vision ID: 3603

Account #3661

MAP ID: 43/ 26/ 0/ /

Bldg Name:

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 101

Print Date: 12/07/2018 12:19

CURRENT OWNER

PELEGRINI LORETTA M

228 PEASE RD

EAST LONGMEADOW, MA 01028

Additional Owners:

TOPO.

UTILITIES

1 TYPCL

STRT./ROAD

LOCATION

CURRENT ASSESSMENT

Description

RESIDENTL.

RES LAND

RESIDENTL.

Total

Code

101

101

101

312,700

Appraised Value

207,900

104,200

600

312,700

Assessed Value

207,900

104,200

600

312,700

1006

451 LONGMEADOW, MA

VISION

RECORD OF OWNERSHIP

PELEGRINI LORETTA M

PELEGRINI GERARD L,

BK-VOL/PAGE

15223/ 549

05891/ 0270

SALE DATE

08/02/2005

09/05/1985

q/u

U

U

v/i

1

1

SALE PRICE

1

200

V.C.

A

N

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

2018

2018

2018

Total:

Code

101

101

101

Assessed Value

193,300

104,200

600

298,100

Yr.

2017

2017

2017

Total:

Code

101

101

101

Assessed Value

192,400

102,200

600

295,200

Yr.

2016

2016

2016

Total:

Code

101

101

101

Assessed Value

190,500

99,000

600

290,100

EXEMPTIONS

Year

Type

Description

Amount

Code

OTHER ASSESSMENTS

Description

Number

Amount

Comm. Int.

Total:

ASSESSING NEIGHBORHOOD

NBHD/ SUB

0001/A

NBHD Name

Street Index Name

Tracing

101

Batch

MG

NOTES

SUB DIV # 572 PARCEL A

BUILDING PERMIT RECORD

Permit ID

185

Issue Date

06/01/2006

Type

1

Description

PORCH

Amount

23,000

Insp. Date

% Comp.

0

Date Comp.

Comments

16' X 22' SUNROOM

VISIT/CHANGE HISTORY

Date

03/20/2018

02/16/2007

02/16/2007

09/19/2002

06/18/1992

Type

IS

ID

333

311

311

274

131

Cd.

2

15

2

3

14

Purpose/Result

MEASURED

PERMIT VISIT

MEASURED

MEAS+INSPCTD

INSPECTED

LAND LINE VALUATION SECTION

B #

1

1

Use Code

101

101

Use Description

ONE FAM

ONE FAM

Zone

RAA

RAA

D

Front

Depth

Units

40,000

0.66

SF

AC

Unit Price

2.32

7,000.00

I. Factor

1.1900

1.0000

S.A.

7

0

Acre Disc

1.0000

1.0000

C. Factor

1.00

1.00

ST. Idx

MG

MG

Adj.

1.00

1.00

Notes- Adj

Special Pricing

Spec Use

Spec Calc

TRF2

90

S Adj Fact

.90

1.00

Adj. Unit Price

2.49

7,000.00

Land Value

99,600

4,600

Total Card Land Units:

1.58

AC

Parcel Total Land Area:

1.58

AC

Total Land Value:

104,200

| 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               | B-   |     | GOOD (-)    | FBM Sqft                        | 1317        |         |             |
| Stories             | 1.00 |     | 1 STORY     | Int vs Ext                      | S           |         | SAME        |
| Foundation          | 2    |     | CONC BLOCK  | 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     |                                 |             |         |             |
| Interior Wall 2     |      |     |             |                                 |             |         |             |
| Interior Floor 1    | 4    |     | CARPET      | Adj. Base Rate:                 |             | 112.42  |             |
| Interior Floor 2    |      |     |             |                                 |             |         |             |
| Heat Fuel           | 2    |     | GAS         |                                 |             |         |             |
| Heat Type           | 1    |     | FORCED H/A  | Replace Cost                    |             | 297,026 |             |
| AC Type             | 03   |     | FULL        | AYB                             |             | 1944    |             |
| Bedrooms            | 2    |     |             | EYB                             |             | 1988    |             |
| Full Baths          | 1    |     |             | Dep Code                        |             | GD      |             |
| Half Baths          | 2    |     |             | Remodel Rating                  |             |         |             |
| Extra Fixtures      | 2    |     |             | Year Remodeled                  |             |         |             |
| Total Rooms         | 5    |     |             | Dep %                           |             | 30      |             |
| Bath Style          | G    |     | GOOD        | Functional ObsInc               |             |         |             |
| Kitchen Style       | G    |     | GOOD        | External ObsInc                 |             |         |             |
| Kitchens            | 1    |     |             | Cost Trend Factor               |             | 1       |             |
| Extra Kitchens      | 0    |     |             | Condition                       |             |         |             |
| Frame               | 1    |     | WOOD        | % Complete                      |             |         |             |
| Basement Floor      | 12   |     | CONCRETE    | Overall % Cond                  |             | 70      |             |
| Bsmt Garage         |      |     |             | Apprais Val                     |             | 207,900 |             |
| Units               | 1    |     |             | Dep % Ovr                       |             | 0       |             |
| WS Flues            |      |     |             | Dep Ovr Comment                 |             |         |             |
| FBM Quality         | 1    |     |             | Misc Imp Ovr                    |             | 0       |             |
| Fireplaces          | 3    |     |             | Misc Imp Ovr Comment            |             |         |             |
|                     |      |     |             | Cost to Cure Ovr                |             | 0       |             |
|                     |      |     |             | Cost to Cure Ovr Comment        |             |         |             |

| BUILDING SUB-AREA SUMMARY SECTION |             |             |            |           |           |                 |  |
|-----------------------------------|-------------|-------------|------------|-----------|-----------|-----------------|--|
| Code                              | Description | Living Area | Gross Area | Eff. Area | Unit Cost | Undeprec. Value |  |
| BMT                               | BASEMENT    | 0           | 1,957      |           | 22.46     | 43,958          |  |
| EFB                               | ENCL PORCH  | 0           | 352        |           | 33.86     | 11,917          |  |
| FFL                               | 1ST FLOOR   | 1,957       | 1,957      |           | 112.42    | 220,015         |  |
| GAR                               | GARAGE      | 0           | 420        |           | 44.97     | 18,887          |  |
| OPF                               | OPEN PORCH  | 0           | 68         |           | 11.57     | 787             |  |
| PAT                               | PATIO       | 0           | 256        |           | 5.71      | 1,462           |  |
| Ttl. Gross Liv/Lease Area:        |             | 1,957       | 5,010      | 2,642     |           | 297,026         |  |

