

Property Location 115 RIDGE RD
Vision ID 3730

Account # 3794
Map ID 47/ 35/ 64/ /
Bldg # 1

Bldg Name
Sec # 1 of 1

Card # 1 of 1
State Use 101
Print Date 12/19/2019 11:13:06

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW											
ROSIEN RALPH ROSIEN MEGHAN D 115 RIDGE RD EAST LONGMEADOW MA 01028 GIS ID F_385235_2855890		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed												
		DRAINAGE		VIEW	COMMUNITY	RESIDNTL.	101	148500	148,500												
						RES LAND	101	105600	105,600												
						RESIDNTL.	101	14200	14,200												
		SUPPLEMENTAL DATA				Total				268,300	268,300										
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)													
ROSIEN RALPH BARRY PATRICIA A BARRY PATRICIA A		21122	0217	04-01-2016	Q	I	231,000	00	Year	Code	Assessed	Year	Code	Assessed							
		20621	0305	03-11-2015	U	I	100	1A	2019	101	144,300	2018	101	133,100							
		04039	0025	09-12-1974	U	I	0			101	102,500		101	100,400							
										101	14,200		101	14,200							
		Total						Total		261000	Total		249800	Total	245200						
EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor													
Year	Code	Description	Amount	Code	Description	YEAR	Amount	Comm Int													
Total			0.00																		
ASSESSING NEIGHBORHOOD																					
Nbhd		Nbhd Name		B		Tracing		Batch													
0001						101		MG													
NOTES																					
GARAGE & SCREEN HOUSE ATTACHED.																					
BUILDING PERMIT RECORD																					
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Type	Is	Id	Cd	Purpose/Result							
									01-24-2017			317	16	FIELDREV CHG							
									10-28-2011			317	2	MEASURED							
									09-18-2002			274	14	INSPECTED							
									09-09-2002			250	22	MAILER SENT							
									09-05-2002			274	2	MEASURED							
									02-13-1992			170	3	MEAS+INSPCTD							
									01-14-1981			500	3	MEAS+INSPCTD							
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				20,795 SF	4.27	1.190	7	LAND	1.00	MG	1.00			0		1.000	5.08	105,600
Total Card Land Units							0.477	AC	Parcel Total Land Area:				0.4774				Total Land Value				105,600

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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C+	AVG. (+)	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	1	WOOD SHING	Code	Description	
Exterior Wall 2			101	ONE FAM	
Roof Structure	3	GAMBREL		100	
Roof Cover	1	ASPHALT SH		0	
Interior Wall 1	1	DRYWALL		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate	88.42	
Interior Floor 2	4	CARPET	RCN	235,642	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1957	
AC Type	01	NONE	Effective Year Built	1981	
Bedrooms	4		Depreciation Code	AG	
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %	37	
Total Rooms	8		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style	A	AVERAGE	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	63	
Extra Kitchen St			RCNLD	148,500	
FBM Sqft	259		Dep % Ovr		
FBM Quality	1		Dep Ovr Comment		
Fireplaces	1		Misc Imp Ovr		
WS Flues			Misc Imp Ovr Comment		
Central Vac	0	NO	Cost to Cure Ovr		
Frame	1	WOOD	Cost to Cure Ovr Comment		

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
03	GARAGE	OB	Outbuildi	L	594	28.18	1960	70	0.00	GD	A	1.00	11,700
14	SCRN HSE			L	242	14.95	1960	70	0.00	GD	A	1.00	2,500

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	864		21.77	18,812	
FFL	1ST FLOOR	1,164	1,164		108.74	126,575	
OFP	OPEN PORCH	0	100		10.87	1,087	
SFL	2ND FLOOR	820	820		108.74	89,168	
Ttl Gross Liv / Lease Area		1,984	2,948	2,167		235,642	

