

State Use 101
Print Date 11-03-2020 5:18:30 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																													
RONCALLI DANIEL J RONCALLI MARIE Q 125 OLD FARM RD EAST LONGMEADOW MA 01028 GIS ID F_384896_2844514												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW																					
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101		463000		463,000																							
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101		170100		170,100																							
												RESIDNTL.		101		15500		15,500																							
				SUPPLEMENTAL DATA																																					
				Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																																	
												Total		648,600		648,600																									
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																									
RONCALLI DANIEL J KANE MICHAEL J, KANE MICHAEL J + GLORIA F WARD JOSEPH E WARD				10952 0026		10-04-1999		U		I		497,500		1A		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed									
				09018 0002		12-15-1994		U		I		1				2020		101		444,100		2019		101		432,100		2018		101		439,900									
				07368 0423		01-17-1990		U		V		125,000				101		170,100		101		165,300		101		165,300															
				06972 0245		09-22-1988		U		I		1				101		15,500		101		15,500		101		15,500															
				0000 0000				U				0		1B																											
				Total												629700		Total		612900		Total		620700																	
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		242.43																																			
ASSESSING NEIGHBORHOOD																Appraised BLDG. Value (Card) 463,000 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 15,500 Appraised Land Value (Bldg) 170,100 Special Land Value 0 Total Appraised Parcel Value 648,600 Valuation Method C Adjustment Net Total Appraised Parcel Value 648,600																									
Nbhd		Nbhd Name		B		Tracing		Batch																																	
0001						101		NS																																	
NOTES																																									
SUB DIV #594																																									
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													
201201912		04-18-2012		GEN		GENERATOR		5,250								INGROUND DWLG FOUNDATION		08-14-2019						334		2		MEASURED													
40		03-14-2000		11		POOL		27,000										09-21-2012						317		2		MEASURED													
217		10-01-1991		MN		Manual Note		250,000										06-15-2012						317		15		PERMIT VISIT													
199		09-01-1991		MN		Manual Note		5,000										10-29-2002						274		14		INSPECTED													
																		10-18-2002						250		22		MAILER SENT													
																		10-15-2002						274		2		MEASURED													
																05-10-2001						247		15		PERMIT VISIT															
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		RAA								40,000		2.39		1.750		2		LAND		1.00		NS		1.00				0				1.000		4.18		167,200	
1		101		ONE FAM		RAA								0.420		7,000		1.000		0				1.00		NS		1.00				0				1.000		7,000		2,900	
														Total Card Land Units				1.338		AC		Parcel Total Land Area: 1.3383														Total Land Value				170,100	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	B	GOOD	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2	8	BRICK VENR	101	ONE FAM	
Roof Structure	1	GABLE		Percentage	
Roof Cover	1	ASPHALT SH		100	
Interior Wall 1	1	DRYWALL		0	
Interior Wall 2				0	
Interior Floor 1	3	HARDWOOD	COST / MARKET VALUATION		
Interior Floor 2	4	CARPET	Adj Base Rate	68.75	
Heat Fuel	2	GAS	RCN	514,494	
Heat Type	1	FORCED H/A	Net Other Adj		
AC Type	03	FULL	Year Built	1991	
Bedrooms	5		Effective Year Built	2008	
Full Baths	4		Depreciation Code	VG	
Half Baths	1		Remodel Rating		
Extra Fixtures	2		Year Remodeled		
Total Rooms	10		Depreciation %	10	
Bath Style	G	GOOD	Functional Obsol		
Half Bath Style	G	GOOD	External Obsol		
Kitchens	1		Cost Trend Factor	1	
Kitchen Style	G	GOOD	Condition		
Extra Kitchens	0		% Complete		
Extra Kitchen St			Overall % Condition	90	
FBM Sqft			RCNLD	463,000	
FBM Quality			Dep % Ovr		
Fireplaces	2		Dep Ovr Comment		
WS Flues			Misc Imp Ovr		
Central Vac	1	YES	Misc Imp Ovr Comment		
Frame	1	WOOD	Cost to Cure Ovr		
			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
11	POOL I-V	OB	Outbuildi	L	612	29.00	2000	70	0.00	GD	G	1.25	15,500
GEN	GENERATO		B		0	0.00	2009	90	1.00	AV	A	1.00	0

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	2,868		19.60	56,219	
CFL	CATHEDRAL CE	864	864		100.89	87,169	
FFL	1ST FLOOR	2,011	2,011		97.94	196,963	
GAR	GARAGE	0	910		39.18	35,651	
OPF	OPEN PORCH	0	117		10.05	1,175	
PAT	PATIO	0	288		4.76	1,371	
SFL	2ND FLOOR	1,354	1,354		97.94	132,615	
WDK	WOOD DECK	0	240		13.88	3,330	
Ttl Gross Liv / Lease Area		4,229	8,652	5,253		514,494	

