

Property Location

40 ROGERS RD

Map ID

16/ 49/ 19/ /

Bldg Name

State Use

101

Vision ID

775

Account #

797

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

11-03-2020 10:32:34

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW											
PAFUMI ANGELA DILISIO PHILIP 40 ROGERS RD EAST LONGMEADOW MA 01028		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed												
						RESIDNTL.	101	176900	176,900												
						RES LAND	101	89400	89,400												
						RESIDNTL.	101	14800	14,800												
		DRAINAGE		VIEW	COMMUNITY																
		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#															
GIS ID F_377938_2849914						Total		281,100	281,100												
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)													
PAFUMI ANGELA HANSON ROBERT BLISS HEATHER, FERRIER-SCANLON HEATHER, COSTANTINO EUGENE R		22122	0329	04-06-2018	Q	I	291,000	00	Year	Code	Assessed	Year	Code	Assessed							
		19746	0264	03-27-2013	Q	I	266,000	00	2020	101	167,400	2019	101	163,600							
		12118	0106	01-22-2002	U	I	1	1A		101	89,400		101	86,900							
		08470	0592	06-29-1993	U	I	104,000			101	14,800		101	14,800							
		05833	0295	06-14-1985	U	I	57,500		Total		271600	Total		265300							
								Total		251900											
EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor													
Year	Code	Description	Amount	Code	Description	YEAR	Amount						Comm Int								
									APPRAISED VALUE SUMMARY Appraised BLDG. Value (Card) 176,900 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 14,800 Appraised Land Value (Bldg) 89,400 Special Land Value 0 Total Appraised Parcel Value 281,100 Valuation Method C Adjustment Net Total Appraised Parcel Value 281,100												
Total			0.00																		
ASSESSING NEIGHBORHOOD																					
Nbhd		Nbhd Name		B		Tracing		Batch													
0001						101		MA													
NOTES																					
									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							
160	05-31-2005	7	REMODEL	30,000				SEE NOTES 2 STORY; 3 RM	08-27-2019			334	2	MEASURED							
284	10-19-2001	4	ADDITION	25,000					08-27-2019				AO	6	INFO BY PHON						
77	05-12-1999	3	GARAGE	10,000					05-17-2013				105	13	MISSED APPT						
									04-12-2007				311	14	INSPECTED						
									03-29-2007				311	30	NOAH						
									03-29-2007				311	15	PERMIT VISIT						
									12-12-2005				311	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	RB				22,927 SF	3.9	1.000	5	LAND	1.00	MA	1.00			0		1.000	3.9	89,400
Total Card Land Units							0.526	AC	Parcel Total Land Area: 0.5263				Total Land Value							89,400	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	15	OLD STYLE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C+	AVG. (+)	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
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			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		74.09
Interior Floor 1	3	HARDWOOD	RCN		213,173
Interior Floor 2	4	CARPET	Net Other Adj		
Heat Fuel	2	GAS	Year Built		1910
Heat Type	1	FORCED H/A	Effective Year Built		2001
AC Type	03	FULL	Depreciation Code		VG
Bedrooms	4		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %		17
Extra Fixtures	0		Functional Obsol		
Total Rooms	8		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		83
Extra Kitchens	0		RCNLD		176,900
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Fireplaces	0		Misc Imp Ovr Comment		
WS Flues			Cost to Cure Ovr		
Central Vac	0	NO	Cost to Cure Ovr Comment		
Frame	1	WOOD			

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	432	28.18	1999	70	0.00	GD	G	1.25	10,700
02	SHED/FR			L	240	7.48	2000	70	0.00	GD	G	1.25	1,600
08	POOLA-O			L	24	69.00	2000	60	0.00	AV	A	1.00	1,000
22	WOOD DK			L	264	9.20	2000	60	0.00	AV	A	1.00	1,500

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	972		18.69	18,170
FFL	1ST FLOOR	1,068	1,068		93.66	100,030
OFP	OPEN PORCH	0	55		10.22	562
SFL	2ND FLOOR	972	972		93.66	91,039
WDK	WOOD DECK	0	256		13.17	3,372
Ttl Gross Liv / Lease Area		2,040	3,323	2,276		213,173

