

Property Location

50 PEASE RD

Vision ID

4983

Account #

5060

Map ID

67/ 14/ 1/ /

Bldg #

1

Bldg Name

Sec # 1 of 1

Card #

1 of 1

State Use

101

Print Date

11/4/2021 12:43:44 A

CURRENT OWNER		TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT				1006 EAST LONGMEADOW															
VILLAMAINO DAVID J VILLAMAINO TERESA 50 PEASE ROAD EAST LONGMEADOW MA 01028		TOPO WET		EASEMENT		TRAFFIC		CORNER		Description	Code	Appraised	Assessed																
										RESIDNTL.	101	261400	261,400																
		DRAINAGE				VIEW		COMMUNITY		RES LAND	101	104200	104,200																
										RESIDNTL.	101	7500	7,500																
		SUPPLEMENTAL DATA								Total				373,100	373,100														
GIS ID F_389699_2843351		Mailed		Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY		Received NIA Field 8 Field 9 Field 10 Assoc Pid#																							
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)															
VILLAMAINO DAVID J VILLAMAINO DAVID J, VILLAMAINO DAVID J		12964 08244 00000		0555 0060 0000		02-19-2003 11-18-1992		U U U		I I I		1 60,000 0		1F		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed					
														2021	101	250,300	2020	101	239,700	2019	101	245,600							
															101	97,000		101	97,000		101	87,100							
																	101	7,500		101	7,500		101	7,500					
		Total												Total		354,800	Total		344,200	Total		340,200							
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																													
SUB DIV #715																													
BUILDING PERMIT RECORD																													
Permit Id		Issue Date		Type		Description		Amount		Insp Date		% Comp		Date Comp		Comments		Date		Type		Is		Id		Cd		Purpose/Result	
355		11-09-2007		13		BARN		7,500								24 X 24		03-20-2018						333		2		MEASURED	
307		11-12-2002		11		POOL		3,000										04-11-2008						317		15		PERMIT VISIT	
184		08-02-1999		2		DWELLING		140,000								CAPE		04-19-2007						311		14		INSPECTED	
																		11-09-2006						311		2		MEASURED	
																		02-09-2004						311		15		PERMIT VISIT	
																		02-13-2003						274		15		PERMIT VISIT	
																		02-01-2001						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		RA				40,000 SF		2.58	1.190	7	LAND	0.90	MG	1.00	WET		0	TRF2	0.9	1.000	2.48	99,200					
1	101	ONE FAM		RA				1.430 AC		7,000	1.000	0		0.50	MG	1.00	WET		0			1.000	3,500	5,000					
Total Card Land Units								2.35	AC	Parcel Total Land Area:								2.35	Total Land Value								104,200		

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage	1	
Grade	C+	AVG. (+)	#Heat Sys	1.00	
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	Percentage
Roof Structure	1	GABLE			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		93.91
Interior Floor 2	4	CARPET	RCN		297,015
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built		1999
AC Type	03	FULL	Effective Year Built		2006
Bedrooms	3		Depreciation Code		GD
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %		12
Total Rooms	6		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style			Cost Trend Factor		1
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition		88
Extra Kitchen St			RCNLD		261,400
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	0		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
07	POOL A-C	OB	Outbuildi	L	30	69.00	2003	60	0.00	AV	A	1.00	1,200
22	WOOD DK			L	120	9.20	2003	60	0.00	AV	A	1.00	700
31	BARN			L	576	16.10	2007	60	0.00	AV	A	1.00	5,600

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,749		23.06	40,324	
FFL	1ST FLOOR	1,929	1,929		115.21	222,243	
GAR	GARAGE	0	548		46.04	25,231	
OPF	OPEN PORCH	0	192		11.40	2,189	
WDK	WOOD DECK	0	436		16.12	7,028	
Ttl Gross Liv / Lease Area		1,929	4,854	2,578		297,015	

