

State Use 101
Print Date 12/12/2022 7:42:38 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		535500		535,500																							
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101		178900		178,900																							
												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		729,900		729,900																							
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				2022		101		482,900		2021		101		463,000		2020		101		444,100									
				07368 0423		01-17-1990		U		V		125,000		101		183,700		101		170,100		101		170,100																	
				06972 0245		09-22-1988		U		I		1		1B		101		15,500		101		15,500		101		15,500															
				00000 0000				U				0				Total		682,100		Total		648,600		Total		629,700															
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 VALUE SUMMARY Appraised BLDG. Value (Card) 535,500 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 15,500 Appraised Land Value (Bldg) 178,900 Special Land Value 0 Total Appraised Parcel Value 729,900 Valuation Method C Adjustment Net Total Appraised Parcel Value 729,900																							
Nbhd		Nbhd Name				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		2.84		1.550		2		LAND		1.00		NS		1.00				0				1.000		4.4		176,000	
1		101		ONE FAM		RAA								0.420		7,000.00		1.000		0				1.00		NS		1.00				0				1.000		7,000		2,900	
Total Card Land Units														1.34		AC		Parcel Total Land Area: 1.34										Total Land Value										178,900			

Property Location 125 OLD FARM RD
 Vision ID 3527 Account # 3583

Map ID 41/ 1/ 30/ /
 Bldg # 1

Bldg Name
 Sec # 1 of 1

Card # 1 of 1

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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	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	Percentage
Exterior Wall 2	8	BRICK VENR	101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		81.09
Interior Floor 1	3	HARDWOOD	RCN		594,962
Interior Floor 2	4	CARPET	Net Other Adj		
Heat Fuel	2	GAS	Year Built		1991
Heat Type	1	FORCED H/A	Effective Year Built		2011
AC Type	03	FULL	Depreciation Code		VG
Bedrooms	5		Remodel Rating		
Full Baths	4		Year Remodeled		
Half Baths	1		Depreciation %		10
Extra Fixtures	2		Functional Obsol		
Total Rooms	10		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor		1
Half Bath Style	G	GOOD	Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition		90
Extra Kitchens	0		RCNLD		535,500
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Fireplaces	2		Misc Imp Ovr Comment		
WS Flues			Cost to Cure Ovr		
Central Vac	1	YES	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
11	POOL I-V	OB	Outbuildi	L	612	29.00	2000	70	0.00	GD	G	1.25	15,500
GEN	GENERATO		B	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		22.61	64,839	
CFL	CATHEDRAL CE	864	864		116.36	100,535	
FFL	1ST FLOOR	2,011	2,011		112.96	227,163	
GAR	GARAGE	0	910		45.18	41,118	
OPF	OPEN PORCH	0	117		11.59	1,356	
PAT	PATIO	0	288		5.49	1,581	
SFL	2ND FLOOR	1,354	1,354		112.96	152,948	
WDK	WOOD DECK	0	240		22.59	5,422	
Ttl Gross Liv / Lease Area		4,229	8,652			594,962	

