

Property Location

203 VINELAND AV

Map ID

4A/ 8/ 581/ /

Bldg Name

State Use

101

Vision ID

4033

Account #

4100

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

11/14/2023 6:02:47 A

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW													
PIAZZA PENNY E BOYLE ABIGAIL M 203 VINELAND AV EAST LONGMEADOW MA 01028 GIS ID F_376488_2852251		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed														
						RESIDNTL.	101	301500	301,500														
						RES LAND	101	110300	110,300														
						RESIDNTL.	101	900	900														
		DRAINAGE		VIEW	COMMUNITY																		
		SUPPLEMENTAL DATA																					
		Alt Prcl ID SP Permit Chapter Land OC Dates 11/28/2012 In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																	
						Total				412,700	412,700												
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)															
PIAZZA PENNY E GRASSETTI ANTHONY F TORCIA MICHAEL, BOROWIEC MICHAEL J LIFE EST +,M A FRE BOROWIEC RENA P HEIRS,MICHAEL J		22705	0484	06-12-2019	Q	I	310,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed						
		19647	0134	01-18-2013	Q	I	245,000	00	2023	101	278,000	2022	101	253,600	2021	101	243,800						
		18946	0535	10-07-2011	U	I	76,200	1V		101	100,300		101	91,200		101	84,400						
		11700	0180	06-18-2001	U	I	1	1A		101	500												
		06677	0383	11-06-1987	U	I	1	1A	Total		378,800	Total		344,800	Total		328,200						
EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor															
Year	Code	Description	Amount	Code	Description	YEAR	Amount											Comm Int					
									APPRAISED VALUE SUMMARY Appraised BLDG. Value (Card) 301,500 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 900 Appraised Land Value (Bldg) 110,300 Special Land Value 0 Total Appraised Parcel Value 412,700 Valuation Method C Adjustment Net Total Appraised Parcel Value 412,700														
Total																							
ASSESSING NEIGHBORHOOD																							
Nbhd		Nbhd Name		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									
201200599	02-15-2012	2	DWELLING	125,000				OC 11/28/2012 25X	11-29-2021			334	2	MEASURED									
									07-06-2012			400	25	OC VISIT									
									06-22-2012			317	15	PERMIT VISIT									
									04-27-2012			317	2	MEASURED									
									06-16-1980			500	14	INSPECTED									
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	RC				9,000 SF	12.26	1.000	5	LAND	1.00	MA	1.00			0		1.000	12.26	110,300		
Total Card Land Units							0.21	AC	Parcel Total Land Area: 0.21							Total Land Value							110,300

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	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	
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	126.12	
Interior Floor 2	4	CARPET	RCN	320,754	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	2012	
AC Type	03	FULL	Effective Year Built	2015	
Bedrooms	3		Depreciation Code	GD	
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %	6	
Total Rooms	5		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style	G	GOOD	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	94	
Extra Kitchen St			RCNLD	301,500	
FBM Sqft	1200		Dep % Ovr		
FBM Quality	1		Dep Ovr Comment		
Fireplaces	1		Misc Imp Ovr		
WS Flues			Misc Imp Ovr Comment		
Central Vac	1	YES	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
02	SHED/FR			L	120	12.00	2014	60	0.00	AV	A	1.00	900

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	738		32.69	24,122	
FFL	1ST FLOOR	738	738		162.98	120,283	
GAR	GARAGE	0	250		65.19	16,298	
OFP	OPEN PORCH	0	32		15.28	489	
PAT	PATIO	0	288		7.92	2,282	
SFL	2ND FLOOR	936	936		162.98	152,554	
WDK	WOOD DECK	0	144		32.82	4,727	
Ttl Gross Liv / Lease Area		1,674	3,126			320,754	

