

State Use 101
Print Date 11/14/2023 6:27:21 A

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
RONCALLI DONNA L RONCALLI STEVEN J 43 KIBBE RD EAST LONGMEADOW MA 01028 GIS ID F_386385_2847070 Mailed												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW										
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	174500		174,500												
												RES LAND		101	127900		127,900												
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	1800		1,800												
				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		304,200		304,200											
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
RONCALLI DONNA L NOREEN PAUL E				08544 0556		08-31-1993		U		I		160,000				Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed					
				05511 0227		10-07-1983		U		I		73,900				2023	101	163,000	2022	101	152,900	2021	101	147,100					
																	101	116,000		101	104,500		101	96,900					
																			101	1,200		101	1,200		101	1,200			
				Total														Total	280,200	Total	258,600	Total	245,200						
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																													
ASSESSING NEIGHBORHOOD												APPRaised VALUE SUMMARY Appraised BLDG. Value (Card) 174,500 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 1,800 Appraised Land Value (Bldg) 127,900 Special Land Value 0 Total Appraised Parcel Value 304,200 Valuation Method C Adjustment Net Total Appraised Parcel Value 304,200																	
Nbhd		Nbhd Name				Tracing				Batch																			
0001						101				MG																			
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	
201102914 306		11-09-2011 11-01-1994		9 MN		ALTERATION Manual Note		2,100 1,600								REPLACE SLIDER SHED		07-24-2019 04-13-2012 07-24-2009 03-29-2004 06-04-2002 05-09-2002 05-07-2002						334 317 375 316 105 250 274		3 15 14 3 14 22		MEAS+INSPCTD PERMIT VISIT INSPECTED MEAS+INSPCTD INSPECTED MAILER SENT MEASURED	
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				25,431	SF	4.65	1.200	7	LAND	1.00	MG	1.00				0	TRF1	0.9	1.000	5.03	127,900				
Total Card Land Units								0.58	AC	Parcel Total Land Area: 0.58								Total Land Value								127,900			

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	18	SPLIT ENT	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage	2	
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	12	BOARD+BATT	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	6	CERAMIC TL	Adj Base Rate	138.68	
Interior Floor 2	3	HARDWOOD	RCN	245,714	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1983	
AC Type	03	FULL	Effective Year Built	1992	
Bedrooms	3		Depreciation Code	AG	
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	1		Depreciation %	29	
Total Rooms	6		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	71	
Extra Kitchen St			RCNLD	174,500	
FBM Sqft	575		Dep % Ovr		
FBM Quality	3		Dep Ovr Comment		
Fireplaces	1		Misc Imp Ovr		
WS Flues	1		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
02	SHED/FR			L	150	12.00	2009	60	0.00	AV	A	1.00	1,100
19	PATIO			L	150	8.00	2009	60	0.00	AV	A	1.00	700

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
FFL	1ST FLOOR	1,190	1,190		162.51	193,386	
LLV	LOWR LEVEL	0	1,150		40.70	46,803	
WDK	WOOD DECK	0	168		32.89	5,525	
Ttl Gross Liv / Lease Area		1,190	2,508			245,714	

