

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT					
VILLAMAINO DAVID J VILLAMAINO TERESA 50 PEASE ROAD  EAST LONGMEADOW MA 01028						Description	Code	Appraised	Assessed	1006  EAST LONGMEADOW	
		TOPO WET	EASEMENT	TRAFFIC	CORNER	RESIDNTL.	101	337600	337,600		
						RES LAND	101	126200	126,200		
		DRAINAGE		VIEW	COMMUNITY	RESIDNTL.	101	6900	6,900		
<b>SUPPLEMENTAL DATA</b>											
		Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed			Received NIA Field 8 Field 9 Field 10 Assoc Pid#			Total		470,700	470,700

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
VILLAMAINO DAVID J		12964	0555	02-19-2003	U	I	1	1F	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
VILLAMAINO DAVID J,		08244	0060	11-18-1992	U	I	60,000		2024	101	311,500	2023	101	288,700	2022	101	261,400
VILLAMAINO DAVID J		00000	0000		U		0			101	126,200		101	115,400		101	104,200
										101	6,900		101	5,600		101	7,500
Total									444,600		Total		409,700		Total		373,100

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												
Nbhd	Nbhd Name		Tracing	Batch												
0001			101	MG												

NOTES												APPRAISED VALUE SUMMARY						
SUB DIV #715												Appraised BLDG. Value (Card)						337,600
												Appraised Xf (B) Value (Bldg)						0
												Appraised Ob (B) Value (Bldg)						6,900
												Appraised Land Value (Bldg)						126,200
												Special Land Value						0
												Total Appraised Parcel Value						470,700
												Valuation Method						C
												Adjustment						
												Net Total Appraised Parcel Value						470,700

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	
B-23-205	03-27-2023	62	SOLAR	16,864	07-21-2023	100	07-21-2023		07-21-2023			400	15	PERMIT VISIT	
355	11-09-2007	13	BARN	7,500				24 X 24	06-13-2022			400	16	FIELDREV CHG	
307	11-12-2002	11	POOL	3,000					03-20-2018			333	2	MEASURED	
184	08-02-1999	2	DWELLING	140,000				CAPE	04-11-2008			317	15	PERMIT VISIT	
									04-19-2007			311	14	INSPECTED	
									11-09-2006			311	2	MEASURED	
									02-09-2004			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	RA				40,000	SF	3.12	1.200	7	LAND	0.90	MG	1.00	WET	0	TRF2	0.9	1.000	3.03	121,200		
1	101	ONE FAM	RA				1.430	AC	7,000.00	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										126,200

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Central Vac	0	NO
Model	01	RESIDENTIAL	Basement Floor	12	CONCRETE
Grade	C+	AVG. (+)	Bsmt Garage	1	
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	<b>MIXED USE</b>		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL	<b>COST / MARKET VALUATION</b>		
Interior Wall 2			Adj Base Rate	126.64	
Interior Floor 1	3	HARDWOOD	RCN	392,576	
Interior Floor 2	4	CARPET	Net Other Adj		
Heat Fuel	2	GAS	Year Built	1999	
Heat Type	1	FORCED H/A	Effective Year Built	2007	
AC Type	03	FULL	Depreciation Code	GD	
Bedrooms	3		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %	14	
Extra Fixtures	0		Functional Obsol		
Total Rooms	6		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor	1	
Half Bath Style	N	NONE	Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition	86	
Extra Kitchens	0		RCNLD	337,600	
Extra Kitchen St	N	NONE	Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
FIN ATC Sqft			Misc Imp Ovr Comment		
FIN ATC Quality			Cost to Cure Ovr		
Fireplaces	0		Cost to Cure Ovr Comment		
WS Flues	0				

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
31	BARN			L	576	20.00	2007	60	0.00	AV	A	1.00	6,900
SOL	Solar Panels	EX	Extra Fea	B	1	0.00	2023	86	1.00	AV	A	0.00	0

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,749		30.17	52,766	
FFL	1ST FLOOR	1,929	1,929		150.76	290,814	
GAR	GARAGE	0	548		60.25	33,016	
OPF	OPEN PORCH	0	192		14.92	2,864	
WDK	WOOD DECK	0	436		30.08	13,116	
Ttl Gross Liv / Lease Area		1,929	4,854			392,576	

