

State Use 101
Print Date 11/20/2025 11:40:25 A

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																					
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		667100		667,100															
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101		196500		196,500															
												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		879,100		879,100													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																	
RONCALLI MARIE Q 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		2025		101		623,900		2024		101		583,200		2023		101		535,500			
				07368 0423		01-17-1990		U		V		125,000		101		196,500		101		196,500		101		178,900		101		178,900					
				06972 0245		09-22-1988		U		I		1		1B		101		15,500		101		15,500		101		15,500							
				00000 0000				U				0				Total		835,900		Total		795,200		Total		729,900							
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) 667,100 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 15,500 Appraised Land Value (Bldg) 196,500 Special Land Value 0 Total Appraised Parcel Value 879,100 Valuation Method C Adjustment Net Total Appraised Parcel Value 879,100															
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		SF	3.12	1.550	2	1.00	NS	1.00							1.000	4.84		193,600							
1	101	ONE FAM		RAA				0.420		AC	7,000.00	1.000	0	1.00	NS	1.00							1.000	7,000		2,900							
Total Card Land Units								1.34		AC	Parcel Total Land Area: 1.34								Total Land Value								196,500						

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Central Vac	1	YES
Model	01	RESIDENTIAL	Basement Floor	12	CONCRETE
Grade	B	GOOD	Bsmt Garage		
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
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		105.15
Interior Floor 1	3	HARDWOOD	RCN		749,566
Interior Floor 2	4	CARPET	Net Other Adj		
Heat Fuel	2	GAS	Year Built		1991
Heat Type	1	FORCED H/A	Effective Year Built		2014
AC Type	03	FULL	Depreciation Code		VG
Bedrooms	5		Remodel Rating		
Full Baths	4		Year Remodeled		
Half Baths	1		Depreciation %		11
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		89
Extra Kitchens	0		RCNLD		667,100
Extra Kitchen St			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	2		Cost to Cure Ovr Comment		
WS Flues					

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	0	0.00	2009	89	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		28.48	81,688
CFL	CATHEDRAL CE	864	864		146.60	126,659
FFL	1ST FLOOR	2,011	2,011		142.31	286,193
GAR	GARAGE	0	910		56.93	51,802
OPF	OPEN PORCH	0	117		14.60	1,708
PAT	PATIO	0	288		6.92	1,992
SFL	2ND FLOOR	1,354	1,354		142.31	192,693
WDK	WOOD DECK	0	240		28.46	6,831
Ttl Gross Liv / Lease Area		4,229	8,652			749,566

