

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
CAVANAUGH FRANK E CAVANAUGH JENNIE M 10 JAMES ST EAST LONGMEADOW MA 01028												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW										
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	149400		149,400												
												RES LAND		101	92200		92,200												
				DRAINAGE				VIEW		COMMUNITY																			
EAST LONGMEADOW MA 01028				SUPPLEMENTAL DATA												Total		241,600		241,600									
				Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed						Received NIA Field 8 Field 9 Field 10 Assoc Pid#																			
GIS ID F_376767_2851042																													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
CAVANAUGH FRANK E CAVANAUGH FRANK E				08523 04609		0027 0324		08-12-1993 06-20-1978		U U		I I		1 0		1A		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed			
																		2020	101 101	143,500 92,200	2019	101 101	139,500 89,500	2018	101 101	130,600 89,500			
																				Total	235700	Total	229000	Total	220100				
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					0.00																								
ASSESSING NEIGHBORHOOD														APPRaised VALUE SUMMARY Appraised BLDG. Value (Card) 149,400 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 0 Appraised Land Value (Bldg) 92,200 Special Land Value 0 Total Appraised Parcel Value 241,600 Valuation Method C Adjustment Net Total Appraised Parcel Value 241,600															
Nbhd			Nbhd Name			B			Tracing			Batch																	
0001									101			NA																	
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	
202002831		10-23-2020		91		INSULATION		1,500				0						01-10-2014 03-30-2004 08-28-1990 05-13-1980		01				317 316 131 500		3 3 3 3		MEAS+INSPCTD MEAS+INSPCTD MEAS+INSPCTD MEAS+INSPCTD	
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		RB				33,637	SF	2.77	1.040	6	LAND	0.95	NA	1.00	WET1			0			1.000	2.74	92,200				
Total Card Land Units								0.772	AC	Parcel Total Land Area: 0.7722								Total Land Value										92,200	

Property Location 10 JAMES ST
 Vision ID 3400

Account # 3455

Map ID 4/ 47/ B/ /

Bldg # 1

Bldg Name
 Sec # 1 of 1

Card # 1 of 1

State Use 101
 Print Date 11-03-2020 4:58:46 P

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd	Description	Element	Cd	Description	
Style	05	CAPE	Basement Floor	12	CONCRETE	
Model	01	RESIDENTIAL	Bsmt Garage			
Grade	C	AVERAGE	#Heat Sys	1.00		
Stories	1.75	1 3/4 STORIES	Units	1		
Foundation	1	CONCRETE	MIXED USE			
Exterior Wall 1	2	CLAPBOARD	Code	Description		Percentage
Exterior Wall 2	1	WOOD SHING	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		97.49	
Interior Floor 1	4	CARPET	RCN		213,436	
Interior Floor 2			Net Other Adj			
Heat Fuel	2	GAS	Year Built		1979	
Heat Type	3	FORCED H/W	Effective Year Built		1988	
AC Type	01	NONE	Depreciation Code		AG	
Bedrooms	3		Remodel Rating			
Full Baths	2		Year Remodeled			
Half Baths	0		Depreciation %		30	
Extra Fixtures	0		Functional Obsol			
Total Rooms	6		External Obsol			
Bath Style	A	AVERAGE	Cost Trend Factor		1	
Half Bath Style			Condition			
Kitchens	1		% Complete			
Kitchen Style	A	AVERAGE	Overall % Condition		70	
Extra Kitchens	0		RCNLD		149,400	
Extra Kitchen St			Dep % Ovr			
FBM Sqft			Dep Ovr Comment			
FBM Quality			Misc Imp Ovr			
Fireplaces	1		Misc Imp Ovr Comment			
WS Flues			Cost to Cure Ovr			
Central Vac	0	NO	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

BUILDING SUB-AREA SUMMARY SECTION											
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value					
BMT	BASEMENT	0	864		22.05	19,053					
EFP	ENCL PORCH	0	196		33.15	6,498					
FFL	1ST FLOOR	864	864		110.13	95,154					
GAR	GARAGE	0	484		44.14	21,366					
TQS	3/4 STORY	648	864		82.60	71,366					
Ttl Gross Liv / Lease Area		1,512	3,272	1,938			213,436				

