

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT								1006 EAST LONGMEADOW																
KELLIHER CHRISTOPHER J LE KELLIHER JUDITH P LE 5 KINGMAN AV EAST LONGMEADOW MA 01028 GIS ID F_375895_2853230		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed	RESIDNTL. 101 138700 138,700 RES LAND 101 92800 92,800 RESIDNTL. 101 14700 14,700																				
		DRAINAGE		VIEW	COMMUNITY																									
		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		246,200	246,200																					
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)																						
KELLIHER CHRISTOPHER J LE KELLIHER CHRISTOPHER J TROVATO VINCENZO, TROVATO VINCENZO + GIOVAN ABAD FRANCIS F		23129	0360	03-16-2020	U	I	100	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed													
		18015	0193	10-05-2009	U	I	221,000	1A	2021	101	133,000	2020	101	127,900	2019	101	124,400													
		08948	0583	09-23-1994	U	I	1		101	85,900	101	85,900	101	83,500																
		07843	0003	10-30-1991	U	I	110,750		101	14,700	101	14,700																		
		06777	0552	03-14-1988	U	I	123,500		Total			233,600	Total		228,500	Total		222,600												
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																														
Nbhd		Nbhd Name		B		Tracing		Batch																						
0001						101		MA																						
NOTES																														
																		Appraised BLDG. Value (Card)										138,700		
																		Appraised Xf (B) Value (Bldg)										0		
																		Appraised Ob (B) Value (Bldg)										14,700		
Appraised Land Value (Bldg)																		92,800												
Special Land Value																		0												
Total Appraised Parcel Value																		246,200												
Valuation Method																		C												
Adjustment																														
Net Total Appraised Parcel Value																		246,200												
BUILDING PERMIT RECORD																														
Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments	Date	Type	Is	Id	Cd	Purpose/Result																
201502703	10-05-2015	12	REROOF	6,900	05-27-2016	100	05-27-2016	24' X 30' KITCH ADD	05-27-2016			317	15	PERMIT VISIT																
201402393	09-03-2014	3	GARAGE	20,000	03-19-2015	100	03-19-2015		03-19-2015			317	15	PERMIT VISIT																
46	01-01-1984	MN	Manual Note						12-18-2009			317	3	MEAS+INSPCTD																
									04-01-2004			316	3	MEAS+INSPCTD																
									05-13-1992			131	14	INSPECTED																
								05-06-1992			107	22	MAILER SENT																	
								09-05-1990			131	2	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	RC				13,000 SF	7.14	1.000	5	LAND	1.00	MA	1.00			0		1.000	7.14	92,800									
Total Card Land Units							0.30 AC	Parcel Total Land Area: 0.30							Total Land Value							92,800								

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd	Description	Element	Cd	Description	
Style	19	RANCH	Basement Floor	12	CONCRETE	
Model	01	RESIDENTIAL	Bsmt Garage			
Grade	C	AVERAGE	#Heat Sys	1.00		
Stories	1.00	1 STORY	Units	1		
Foundation	1	CONCRETE	MIXED USE			
Exterior Wall 1	4	VINYL	Code	Description		Percentage
Exterior Wall 2			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		113.61	
Interior Floor 1	3	HARDWOOD	RCN		192,571	
Interior Floor 2	4	CARPET	Net Other Adj			
Heat Fuel	1	OIL	Year Built		1972	
Heat Type	3	FORCED H/W	Effective Year Built		1990	
AC Type	03	FULL	Depreciation Code		GD	
Bedrooms	3		Remodel Rating			
Full Baths	1		Year Remodeled			
Half Baths	0		Depreciation %		28	
Extra Fixtures	0		Functional Obsol			
Total Rooms	6		External Obsol			
Bath Style	G	GOOD	Cost Trend Factor		1	
Half Bath Style			Condition			
Kitchens	1		% Complete			
Kitchen Style	A	AVERAGE	Overall % Condition		72	
Extra Kitchens	0		RCNLD		138,700	
Extra Kitchen St			Dep % Ovr			
FBM Sqft	480		Dep Ovr Comment			
FBM Quality	1		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
02	SHED/FR			L	120	7.48	1972	60	0.00	AV	A	1.00	500
03	GARAGE	OB	Outbuildi	L	720	28.18	2014	70	0.00	GD	A	1.00	14,200

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	960		26.38	25,324
EFB	ENCL PORCH	0	220		39.57	8,705
FFL	1ST FLOOR	1,200	1,200		131.90	158,277
PAT	PATIO	0	48		5.50	264
Ttl Gross Liv / Lease Area		1,200	2,428	1,460		192,571

