

State Use 101
Print Date 11/3/2021 10:46:05 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT												
CANGEMI CHARLES R JR CANGEMI PAMELA J 38 LEE ST EAST LONGMEADOW MA 01028 GIS ID F_386569_2845282												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW					
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	170500		170,500							
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	109700		109,700							
												RESIDNTL.		101	9500		9,500							
				SUPPLEMENTAL DATA												Total		289,700		289,700				
Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed						Received NIA Field 8 Field 9 Field 10 Assoc Pid#																		
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)								
CANGEMI CHARLES R JR APPLETON HAROLD G + MARIE, APPLETON				16949	0246	09-27-2007	U	I	280,000			Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed				
				06605	0587	08-28-1987	U	I	127,500			2021	101	163,300	2020	101	154,800	2019	101	150,500				
				04068	0166	11-14-1974	U	I	0			101	101	101,800	101	101,800	101	101,800	101	98,100				
												101	9,500	101	9,500	101	9,500							
				Total		0.00						Total		274,600		Total		266,100		Total		258,100		
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				0.00																				
ASSESSING NEIGHBORHOOD												APPROAISED VALUE SUMMARY Appraised BLDG. Value (Card) 170,500 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 9,500 Appraised Land Value (Bldg) 109,700 Special Land Value 0 Total Appraised Parcel Value 289,700 Valuation Method C Adjustment Net Total Appraised Parcel Value 289,700												
Nbhd		Nbhd Name				B		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						
201901583	04-26-2019	91	INSULATION		2,800		05-21-2019	100	05-21-2019		ASSUME COMPLET		05-21-2019			334	15	PERMIT VISIT						
201802304	07-03-2018	7	REMODEL		12,615		05-21-2019	100	05-21-2019		KITCHEN-ASSUME		07-03-2018			333	3	MEAS+INSPCTD						
282	09-11-2007	20	WOOD STOVE		0						PELLET STOVE		04-17-2009			317	2	MEASURED						
61	04-01-1989	MN	Manual Note		10,000						PORCH		01-11-2008			317	15	PERMIT VISIT						
												05-09-2002			274	14	INSPECTED							
												05-02-2002			250	22	MAILER SENT							
												04-25-2002			274	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	RA				37,300 SF	2.74	1.190	7	LAND	1.00	MG	1.00			0	TRF2	0.9	1.000	2.94	109,700		
Total Card Land Units							0.86 AC		Parcel Total Land Area: 0.86							Total Land Value							109,700	

Property Location 38 LEE ST
Vision ID 4252

Account # 4321

Map ID 53/ 58/ 54/ /
Bldg # 1

Bldg Name
Sec # 1 of 1

Card # 1 of 1

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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	1	WOOD SHING	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		98.77
Interior Floor 1	3	HARDWOOD	RCN		243,535
Interior Floor 2			Net Other Adj		
Heat Fuel	2	GAS	Year Built		1960
Heat Type	3	FORCED H/W	Effective Year Built		1988
AC Type	01	NONE	Depreciation Code		GD
Bedrooms	4		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %		30
Extra Fixtures	2		Functional Obsol		
Total Rooms	7		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition		70
Extra Kitchens	0		RCNLD		170,500
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
11	POOL I-V	OB	Outbuildi	L	512	29.00	1967	60	0.00	AV	A	1.00	8,900
02	SHED/FR			L	63	7.48	1988	60	0.00	AV	A	1.00	300
02	SHED/FR			L	64	7.48	2010	60	0.00	AV	A	1.00	300

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	960		22.48	21,578	
FFL	1ST FLOOR	1,068	1,068		112.38	120,026	
GAR	GARAGE	0	308		44.88	13,823	
OPF	OPEN PORCH	0	279		11.28	3,147	
OSP	SCRN PORCH	0	153		16.89	2,585	
TQS	3/4 STORY	720	960		84.29	80,916	
WDK	WOOD DECK	0	96		15.22	1,461	
Ttl Gross Liv / Lease Area		1,788	3,824	2,167		243,535	

