

Property Location

54 HAMPDEN RD

Map ID

65/ 1/ 0/ /

Bldg Name

State Use

101

Vision ID

4885

Account #

4960

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

12/12/2022 11:05:42

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW													
CALLAHAN MARK E CALLAHAN CHRISTINE D 54 HAMPDEN RD EAST LONGMEADOW MA 01028		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed														
						RESIDNTL.	101	341400	341,400														
						RES LAND	101	124400	124,400														
						RESIDNTL.	101	18300	18,300														
		DRAINAGE		VIEW	COMMUNITY																		
		SUPPLEMENTAL DATA																					
		Alt Prcl ID SP Permit Chapter Land OC Dates 11/30/2010 In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																	
GIS ID F_388712_2845995						Total				484,100	484,100												
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)															
CALLAHAN MARK E BARR MICHAEL L, BROWN BARBARA, BROWN BARBARA		18919	0384	09-19-2011	U	I	390,000	1 1	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed						
		17500	0525	10-07-2008	U	I	126,500		2022	101	305,800	2021	101	292,900	2020	101	277,300						
		08309	0057	01-14-1993	U	V	1		101	112,000	101	104,000	101	104,000									
		P001	5880	01-18-1966	U	I	0		101	18,300	101	18,300	101	18,300									
		Total						Total		436,100	Total		415,200	Total		399,600							
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									APPRAISED VALUE SUMMARY														
Nbhd		Nbhd Name		Tracing		Batch																	
0001				101		MG																	
NOTES																							
SUB DIV 1032 FY2009 & FY10 SUB DIV 1038-FY11 SUB 1060 BK OF PLANS 354-95 PARCEL (E-R)									Appraised BLDG. Value (Card) 341,400 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 18,300 Appraised Land Value (Bldg) 124,400 Special Land Value 0 Total Appraised Parcel Value 484,100 Valuation Method C Adjustment Net Total Appraised Parcel Value 484,100														
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									
202202588	08-19-2022	12	REROOF	11,599		0		ROOF RT SIDE OF FIREPLACE INSER OC 11/30/2010 KIT	07-07-2017			334	2	MEASURED									
201203471	11-20-2012	20	WOOD STOVE	4,000					06-07-2013				317	15	PERMIT VISIT								
375	11-24-2008	7	REMODEL	25,000					01-07-2011				317	14	INSPECTED								
									12-30-2010				317	15	PERMIT VISIT								
									02-09-2010				316	15	PERMIT VISIT								
									02-12-2009				317	15	PERMIT VISIT								
									05-28-2004				303	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	RAA				40,000 SF	2.84	1.200	7	LAND	1.00	MG	1.00			0	TRF2	0.9	1.000	3.07	122,800	
1	101	ONE FAM	RAA				0.230 AC	7,000.00	1.000	0		1.00	MG	1.00			0			1.000	7,000	1,600	
Total Card Land Units							1.15 AC	Parcel Total Land Area:							1.15	Total Land Value							124,400

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	2.50	2 1/2 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	2	CLAPBOARD	Code	Description	
Exterior Wall 2	1	WOOD SHING	101	ONE FAM	Percentage
Roof Structure	1	GABLE			100
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER			0
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate		83.40
Interior Floor 2			RCN		411,337
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built		1811
AC Type	03	FULL	Effective Year Built		2004
Bedrooms	4		Depreciation Code		VG
Full Baths	2		Remodel Rating		04
Half Baths	1		Year Remodeled		2010
Extra Fixtures	0		Depreciation %		17
Total Rooms	10		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style	G	GOOD	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition		83
Extra Kitchen St			RCNLD		341,400
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	1		Misc Imp Ovr		
WS Flues			Misc Imp Ovr Comment		
Central Vac	0	NO	Cost to Cure Ovr		
Frame	1	WOOD	Cost to Cure Ovr Comment		

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
32	BARN/LFT			L	1,06	19.55	1943	50	0.00	FR	F	0.90	9,400
03	GARAGE	OB	Outbuildi	L	528	28.18	1981	60	0.00	AV	A	1.00	8,900

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,594		18.49	29,474	
EFP	ENCL PORCH	0	64		46.20	2,957	
FFL	1ST FLOOR	2,274	2,274		92.39	210,104	
OPF	OPEN PORCH	0	80		9.24	739	
OSP	SCRN PORCH	0	225		13.96	3,141	
SFL	2ND FLOOR	1,296	1,296		92.39	119,742	
UAT	UNFIN ATTC	0	1,296		18.46	23,930	
UHS	UNFIN HALF STORY	0	570		27.72	15,799	
WDK	WOOD DECK	0	295		18.48	5,451	
Ttl Gross Liv / Lease Area		3,570	7,694			411,337	

