

State Use 101
Print Date 12/12/2022 1:12:25 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT										
O CALLAGHAN DIANE E PO BOX 917 EAST LONGMEADOW MA 01028 GIS ID F_379525_2850751 Mailed												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW			
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101	114000		114,000					
												RES LAND		101	99500		99,500					
				DRAINAGE				VIEW		COMMUNITY		RESIDENTL.		101	5200		5,200					
				SUPPLEMENTAL DATA																		
Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY				Received NIA Field 8 Field 9 Field 10 Assoc Pid#								Total		218,700		218,700						
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)									
O CALLAGHAN DIANE E MCGURN JOHN P,C/O DIANE O CALLAHAN				19976 02541	0593 0088	08-19-2013 05-02-1957	U U	I I	1 0	1F	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed			
											2022	101	102,500	2021	101	107,700	2020	101	101,700			
												101	90,400		101	83,700		101	83,700			
												101	5,200		101	4,300		101	4,300			
											Total		198,100		Total		195,700		Total		189,700	
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				Tracing				Batch				APPRaised VALUE SUMMARY Appraised BLDG. Value (Card) 114,000 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 5,200 Appraised Land Value (Bldg) 99,500 Special Land Value 0 Total Appraised Parcel Value 218,700 Valuation Method C Adjustment Net Total Appraised Parcel Value 218,700								
0001						101				MA												
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			
202102499	08-04-2021	25	WINDOWS		9,200		06-13-2022	100	08-16-2021	REPLC 2 EST DOO				03-22-2021			400	14	INSPECTED			
201200805	02-24-2012	12	REROOF		6,500					NVC				07-18-2019			334	2	MEASURED			
														06-01-2012			317	15	PERMIT VISIT			
														02-13-2004			311	3	MEAS+INSPCTD			
														07-13-1992			131	13	MISSED APPT			
														04-27-1992			107	22	MAILER SENT			
														07-15-1991			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				6,996 SF	14.22	1.000	5	LAND	1.00	MA	1.00			0		1.000	14.22	99,500	
Total Card Land Units							0.16 AC	Parcel Total Land Area: 0.16							Total Land Value							99,500

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	1.50	1 1/2 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	1	WOOD SHING	Code	Description	
Exterior Wall 2	8	BRICK VENR	101	ONE FAM	
Roof Structure	1	GABLE		100	
Roof Cover	1	ASPHALT SH		0	
Interior Wall 1	1	DRYWALL		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate	123.02	
Interior Floor 2			RCN	200,062	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1955	
AC Type	01	NONE	Effective Year Built	1978	
Bedrooms	2		Depreciation Code	AV	
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %	43	
Total Rooms	4		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	57	
Extra Kitchen St			RCNLD	114,000	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	0		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
03	GARAGE	OB	Outbuildi	L	308	28.18	1955	60	0.00	AV	A	1.00	5,200

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	972		26.91	26,154	
EFB	ENCL PORCH	0	16		67.41	1,079	
FFL	1ST FLOOR	972	972		134.81	131,038	
OSP	SCRN PORCH	0	120		20.22	2,427	
UHS	UNFIN HALF STORY	0	972		40.50	39,365	
Ttl Gross Liv / Lease Area		972	3,052			200,062	

