

Property Location 7 DEARBORN ST
Vision ID 85

Account # 88
Map ID 12A/ 25/ 60/ /
Bldg # 1

Bldg Name
Sec # 1 of 1

Card # 1 of 1
State Use 101
Print Date 12/12/2022 11:30:03

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW											
LEAHY TIMOTHY LEBOWITZ JENNA 7 DEARBORN ST EAST LONGMEADOW MA 01028 GIS ID F_378782_2854832		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed												
						RESIDNTL.	101	144000	144,000												
						RES LAND	101	99700	99,700												
						RESIDNTL.	101	15400	15,400												
		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 259,100 259,100															
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)													
LEAHY TIMOTHY NOONAN JOAN M HEIRS AND DEV OF		23803 04220	0415 0078	04-02-2021 01-05-1976	Q U	I I	250,000 0	00	Year	Code	Assessed	Year	Code	Assessed							
									2022	101	128,600	2021	101	123,400							
										101	90,600		101	83,900							
										101	15,400		101	15,400							
									Total 234,600		Total 222,700		Total 216,400								
EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor													
Year	Code	Description	Amount	Code	Description	YEAR	Amount								Comm Int						
									APPRAISED VALUE SUMMARY Appraised BLDG. Value (Card) 144,000 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 15,400 Appraised Land Value (Bldg) 99,700 Special Land Value 0 Total Appraised Parcel Value 259,100 Valuation Method C Adjustment Net Total Appraised Parcel Value 259,100												
Total			0.00																		
ASSESSING NEIGHBORHOOD																					
Nbhd		Nbhd Name		Tracing		Batch															
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							
202201119	03-31-2022	62	SOLAR	8,872	04-22-2022	100	04-22-2022		07-08-2019		1	334	3	MEAS+INSPCTD							
202103051	11-15-2021	91	INSULATION	5,243		0			06-19-2018			333	15	PERMIT VISIT							
201701321	05-15-2017	42	REPAIRS	25,000	06-19-2018	100	06-19-2018	FRONT PORCH	12-05-2005			311	15	PERMIT VISIT							
295	09-07-2005	5	DEMOLITION	200				OC 9/12/2005	12-05-2005			311	15	PERMIT VISIT							
292	09-07-2005	3	GARAGE	20,000				OC 9/14/2006	03-18-2004			317	11	ENTRY DENIED							
341	01-01-1986	MN	Manual Note					RENOV KIT	03-18-2004			317	2	MEASURED							
									04-01-1992			107	22	MAILER SENT							
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				7,500 SF	13.29	1.000	5	LAND	1.00	MA	1.00			0		1.000	13.29	99,700
Total Card Land Units							0.17 AC	Parcel Total Land Area: 0.17							Total Land Value 99,700						

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	02	BUNGALOW	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	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	3	ALUMINUM	Code	Description	
Exterior Wall 2			101	ONE FAM	
Roof Structure	1	GABLE		100	
Roof Cover	1	ASPHALT SH		0	
Interior Wall 1	2	PLASTER		0	
Interior Wall 2	8	PLYWD PANL	COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate		95.95
Interior Floor 2	4	CARPET	RCN		205,765
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built		1920
AC Type	01	NONE	Effective Year Built		1991
Bedrooms	2		Depreciation Code		GD
Full Baths	2		Remodel Rating		
Half Baths			Year Remodeled		
Extra Fixtures	1		Depreciation %		30
Total Rooms	6		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style			Cost Trend Factor		1
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition		70
Extra Kitchen St			RCNLD		144,000
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
04	GARAGE/L			L	576	30.48	2005	70	0.00	GD	G	1.25	15,400
SOL	Solar Panels	EX	Extra Fea	B	1	0.00	2022	70	1.00	AV	A	0.00	0

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	918		21.59	19,822	
EFP	ENCL PORCH	0	189		54.15	10,234	
FFL	1ST FLOOR	940	940		107.73	101,267	
OPF	OPEN PORCH	0	24		8.98	215	
TQS	3/4 STORY	689	918		80.86	74,226	
Ttl Gross Liv / Lease Area		1,629	2,989			205,765	

