

State Use 101
Print Date 11/13/2023 7:26:37 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT														
CADIGAN JOHN P CADIGAN KATHY M 34 MAYFAIR ST EAST LONGMEADOW MA 01028 GIS ID F_379611_2856182												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW							
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	170600		170,600									
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	115400		115,400									
												RESIDNTL.		101	11000		11,000									
				SUPPLEMENTAL DATA																						
Alt Prcl ID						Received																				
SP Permit						NIA																				
Chapter Land						Field 8																				
OC Dates						Field 9																				
In+Ex FY						Field 10																				
Mailed						Assoc Pid#																				
										Total		297,000		297,000												
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)													
CADIGAN JOHN P CADIGAN JOHN P + JAWORSKI				09888 0144		06-09-1997		U	I	1		1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed					
				06534 0196		06-24-1987		U	I	130,000		2023	101	156,800	2022	101	141,800	2021	101	136,000						
				02718 0525		12-10-1959		U	I	0			101	104,800		101	95,400		101	88,300						
													101	9,700		101	9,700		101	9,700						
														Total	271,300	Total	246,900	Total	234,000							
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												APPRAISED VALUE SUMMARY										
																Appraised BLDG. Value (Card)				170,600						
																Appraised Xf (B) Value (Bldg)				0						
																Appraised Ob (B) Value (Bldg)				11,000						
																Appraised Land Value (Bldg)				115,400						
																Special Land Value				0						
																Total Appraised Parcel Value				297,000						
																Valuation Method				C						
																Adjustment										
																Net Total Appraised Parcel Value				297,000						
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			
201900000		01-04-2019		9	ALTERATION		66,550		06-06-2019		100	06-06-2019		ROOF, SIDING, WIN		06-06-2019					400	15	PERMIT VISIT			
																12-22-2016					317	2	MEASURED			
																04-26-2004					317	14	INSPECTED			
																03-31-2004					250	22	MAILER SENT			
																12-02-2003					274	2	MEASURED			
																08-16-1991					131	3	MEAS+INSPCTD			
																05-16-1980					500	3	MEAS+INSPCTD			
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		RB				19,230	SF	6.00	1.000	5	LAND	1.00	MA	1.00				0		1.000	6	115,400		
Total Card Land Units								0.44	AC	Parcel Total Land Area: 0.44								Total Land Value								115,400

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	8	PLYWD PANL	COST / MARKET VALUATION			
Interior Wall 2	1	DRYWALL	Adj Base Rate		128.91	
Interior Floor 1	4	CARPET	RCN		270,790	
Interior Floor 2			Net Other Adj			
Heat Fuel	2	GAS	Year Built		1959	
Heat Type	1	FORCED H/A	Effective Year Built		1984	
AC Type	03	FULL	Depreciation Code		AG	
Bedrooms	4		Remodel Rating			
Full Baths	2		Year Remodeled			
Half Baths	1		Depreciation %		37	
Extra Fixtures	0		Functional Obsol			
Total Rooms	6		External Obsol			
Bath Style	A	AVERAGE	Cost Trend Factor		1	
Half Bath Style	A	AVERAGE	Condition			
Kitchens	1		% Complete			
Kitchen Style	A	AVERAGE	Overall % Condition		63	
Extra Kitchens	0		RCNLD		170,600	
Extra Kitchen St			Dep % Ovr			
FBM Sqft	624		Dep Ovr Comment			
FBM Quality	1		Misc Imp Ovr			
Fireplaces	0		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
03	GARAGE	OB	Outbuildi	L	572	32.00	1973	60	0.00	AV	A	1.00	11,000

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,248		29.42	36,712	
FFL	1ST FLOOR	1,560	1,560		146.85	229,085	
PAT	PATIO	0	672		7.43	4,993	
Ttl Gross Liv / Lease Area		1,560	3,480			270,790	

