

State Use 101
Print Date 11/14/2023 10:29:34

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT											
GALLAGHER CHRISTOPHER J GALLAGHER SHANNON K 39 PARKER ST EAST LONGMEADOW MA 01028 GIS ID F_393779_2844678												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW				
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	309400		309,400						
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	171800		171,800						
												RESIDNTL.		101	71000		71,000						
								SUPPLEMENTAL DATA								Total		552,200		552,200			
				Alt Prcl ID SP Permit Chapter Land OC Dates 1/27/2016 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)							
GALLAGHER CHRISTOPHER J LIZLEE LLC CLARK THOMAS M AS TRUSTEE CLARK FRANKLYN E +,				25194	0398	10-18-2023	Q	I			770,000	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed		
				20819	0155	08-06-2015	U	I			217,000	1	2023	101	285,100	2022	101	257,700	2021	101	247,600		
				16630	0129	04-11-2007	U	I			1	1A	101	159,800		101	147,400		101	139,400			
				02136	0487	09-24-1952	U	I			0		101	55,100		101	55,100		101	55,100			
				Total										500,000		Total		460,200		Total		442,100	
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																			
ASSESSING NEIGHBORHOOD														APPRAISED VALUE SUMMARY Appraised BLDG. Value (Card) 309,400 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 71,000 Appraised Land Value (Bldg) 171,800 Special Land Value 0 Total Appraised Parcel Value 552,200 Valuation Method C Adjustment Net Total Appraised Parcel Value 552,200									
Nbhd		Nbhd Name				Tracing				Batch													
0001						101				MG													
NOTES														SUB 1139 FY17 PLAN 375-15 TRANSFERRED 4.54 FROM 91-9-7. SEE DEED 21017-482									
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							
201800840	03-08-2018	17	DECK		1,500	07-03-2018	100	07-03-2018	4X12		06-20-2018			333	15	PERMIT VISIT							
201702714	10-18-2017	13	BARN		62,350	07-03-2018	100	07-03-2018	36X48 W/LOFT		02-05-2016			317	3	MEAS+INSPCTD							
201502474	09-04-2015	4	ADDITION		70,000	02-05-2016	100		OC 1/27/16 EXTE		12-15-2005			311	14	INSPECTED							
											06-30-2005			274	2	MEASURED							
											02-15-2000			247	14	INSPECTED							
											12-15-1999			247	2	MEASURED							
											04-22-1992			131	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	RA				40,000	SF	3.12	1.200	7	LAND	1.00	MG	1.00			0	TRF2	0.9	1.000	3.37	134,800
1	101	ONE FAM	RA				8.810	AC	7,000.00	1.000	0		0.60	MG	1.00	SHP2/TOP4		0		1.000	4,200	37,000	
Total Card Land Units							9.73	AC	Parcel Total Land Area: 9.73							Total Land Value							171,800

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	B	GOOD	#Heat Sys	1.00	
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER	COST / MARKET VALUATION		
Interior Wall 2	1	DRYWALL	Adj Base Rate	115.05	
Interior Floor 1	3	HARDWOOD	RCN	442,023	
Interior Floor 2			Net Other Adj		
Heat Fuel	2	GAS	Year Built	1953	
Heat Type	1	FORCED H/A	Effective Year Built	1991	
AC Type	03	FULL	Depreciation Code	GD	
Bedrooms	4		Remodel Rating	04	
Full Baths	3		Year Remodeled	2016	
Half Baths	1		Depreciation %	30	
Extra Fixtures	1		Functional Obsol		
Total Rooms	8		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor	1	
Half Bath Style	G	GOOD	Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition	70	
Extra Kitchens	0		RCNLD	309,400	
Extra Kitchen St			Dep % Ovr		
FBM Sqft	696		Dep Ovr Comment		
FBM Quality	3		Misc Imp Ovr		
Fireplaces	1		Misc Imp Ovr Comment		
WS Flues	1		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
32	BARN/LFT			L	1,72	25.00	2018	90	0.00	EX	E	1.75	68,000
22	WOOD DK			L	48	15.00	2018	60	0.00	AV	A	1.00	400
02	SHED/FR			L	360	12.00	2016	60	0.00	AV	A	1.00	2,600

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	902		32.94	29,710	
FFL	1ST FLOOR	1,111	1,111		165.06	183,378	
GAR	GARAGE	0	391		65.85	25,749	
OFP	OPEN PORCH	0	44		15.01	660	
TQS	3/4 STORY	1,160	1,546		123.85	191,466	
WDK	WOOD DECK	0	336		32.91	11,059	
Ttl Gross Liv / Lease Area		2,271	4,330			442,023	

