

State Use 101
Print Date 11/20/2024 11:37:03 A

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
CLAY LINDA A LE GAGNER CYNTHIA L + CLAY JAMES 26 LESTER ST EAST LONGMEADOW MA 01028 GIS ID F_380319_2853078												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW										
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	146700		146,700												
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	104700		104,700												
												RESIDNTL.		101	8400		8,400												
				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		259,800		259,800											
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
CLAY LINDA A LE CLAY,LINDA ANN GARDNER BERTRAM A + RUTH				17076 0087		12-14-2007		U		I		100		1A		Year		Code	Assessed	Year	Code	Assessed	Year	Code	Assessed				
				07788 0355		08-23-1991		U		I		1		1A		2024		101	135,300	2023	101	124,000	2022	101	111,300				
				01922 0556		02-24-1948		U		I		0						101	104,700		101	95,200		101	86,500				
																		101	8,400		101	7,200		101	7,200				
																		Total		248,400	Total	226,400	Total	205,000					
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													
Nbhd				Nbhd Name				Tracing				Batch				Appraised BLDG. Value (Card)								146,700					
0001								101				MA				Appraised Xf (B) Value (Bldg)								0					
														Appraised Ob (B) Value (Bldg)								8,400							
														Appraised Land Value (Bldg)								104,700							
														Special Land Value								0							
														Total Appraised Parcel Value								259,800							
														Valuation Method								C							
														Adjustment															
														Net Total Appraised Parcel Value								259,800							
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	
93		05-25-1999		17		DECK		1,980								REROOF		02-02-2017						105		14		INSPECTED	
299		10-01-1992		MN		Manual Note		1,900										01-20-2017						119		2		MEASURED	
																		04-15-2004						317		14		INSPECTED	
																								250		22		MAILER SENT	
																								274		2		MEASURED	
																								247		15		PERMIT VISIT	
														06-26-1992						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		RC				8,712	SF	12.65	1.000	5	LAND	0.95	MA	1.00	BCOR			0			1.000	12.02		104,700			
Total Card Land Units								0.20	AC	Parcel Total Land Area: 0.20								Total Land Value										104,700	

CONSTRUCTION DETAIL						CONSTRUCTION DETAIL (CONTINUED)							
Element		Cd	Description			Element		Cd	Description				
Style	05		CAPE			Central Vac	0	NO					
Model	01		RESIDENTIAL			Basement Floor	12	CONCRETE					
Grade	C		AVERAGE			Bsmt Garage							
Stories	1.50		1 1/2 STORIES			Units	1						
Foundation	3		MASONRY			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	2		PLASTER			COST / MARKET VALUATION							
Interior Wall 2						Adj Base Rate				148.60			
Interior Floor 1	3		HARDWOOD			RCN				257,338			
Interior Floor 2						Net Other Adj							
Heat Fuel	2		GAS			Year Built				1947			
Heat Type	1		FORCED H/A			Effective Year Built				1978			
AC Type	03		FULL			Depreciation Code				AV			
Bedrooms	3					Remodel Rating							
Full Baths	1					Year Remodeled							
Half Baths	1					Depreciation %				43			
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				57			
Extra Kitchens	0					RCNLD				146,700			
Extra Kitchen St						Dep % Ovr							
FBM Sqft						Dep Ovr Comment							
FBM Quality						Misc Imp Ovr							
FIN ATC Sqft						Misc Imp Ovr Comment							
FIN ATC Quality						Cost to Cure Ovr							
Fireplaces	0					Cost to Cure Ovr Comment							
WS Flues													
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	352	32.00	1950	60	0.00	AV	A	1.00	6,800
14	SCRN HSE			L	132	20.00	1950	60	0.00	AV	A	1.00	1,600
BUILDING SUB-AREA SUMMARY SECTION													
Subarea	Description					Living	Gross	Eff Area	Unit Cost		Undeprec Value		
BMT	BASEMENT					0	988		32.50		32,106		
EFP	ENCL PORCH					0	21		84.94		1,784		
FFL	1ST FLOOR					1,000	1,000		162.15		162,154		
HST	HALF STORY					255	509		81.24		41,349		
UHS	UNFIN HALF STORY					0	339		48.79		16,540		
WDK	WOOD DECK					0	105		32.43		3,405		
Ttl Gross Liv / Lease Area						1,255	2,962				257,338		

