

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																			
LANGEVIN JOHN E LANGEVIN TRACY A 20 CALLENDER AVE EAST LONGMEADOW MA 01028 GIS ID F_382143_2849939												Description		Code	Appraised			Assessed			1006 EAST LONGMEADOW										
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	149600			149,600													
												RES LAND		101	111200			111,200													
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	700			700													
				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						261,500			261,500																		
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)															
LANGEVIN JOHN E LANGEVIN JOHN E + JUDITH B,				16355 03357		0217 0556		11-27-2006 08-13-1968		U U		I I		220,000 0		1A		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed					
																		2024	101	138,000	2023	101	126,500	2022	101	112,200					
																				101	111,200		101	101,200		101	91,900				
																				101	700		101	400		101	400				
				Total												Total	249,900	Total			228,100			Total		204,500					
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																															
Nbhd		Nbhd Name				Tracing				Batch				APPRAISED VALUE SUMMARY Appraised BLDG. Value (Card) 149,600 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 700 Appraised Land Value (Bldg) 111,200 Special Land Value 0 Total Appraised Parcel Value 261,500 Valuation Method C Adjustment Net Total Appraised Parcel Value 261,500																	
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			
106		01-01-1982		MN		Manual Note										POOL		01-09-2015 12-19-2014 10-04-2003 07-22-1992 05-18-1992 09-04-1980						317 317 274 131 131 500		14 2 3 14 12 3		INSPECTED MEASURED MEAS+INSPCTD INSPECTED MEAS DENIED 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				11,025 SF		10.09		1.000	5	LAND	1.00	MA	1.00			0			1.000		10.09		111,200				
Total Card Land Units								0.25 AC		Parcel Total Land Area: 0.25								Total Land Value										111,200			

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	02	BUNGALOW	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	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	1	WOOD SHING	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			COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate	114.07	
Interior Floor 2	3	HARDWOOD	RCN	262,479	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1928	
AC Type	01	NONE	Effective Year Built	1978	
Bedrooms	3		Depreciation Code	AV	
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %	43	
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	57	
Extra Kitchen St			RCNLD	149,600	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
FIN ATC Sqft			Misc Imp Ovr		
FIN ATC Quality			Misc Imp Ovr Comment		
Fireplaces	0		Cost to Cure Ovr		
WS Flues	1		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
02	SHED/FR			L	96	12.00	1975	60	0.00	AV	A	1.00	700

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	936		24.37	22,808	
EFB	ENCL PORCH	0	128		60.98	7,806	
FFL	1ST FLOOR	1,295	1,295		121.97	157,951	
GAR	GARAGE	0	624		48.87	30,492	
OPF	OPEN PORCH	0	102		11.96	1,220	
UHS	UNFIN HALF STORY	0	936		36.62	34,274	
WDK	WOOD DECK	0	323		24.55	7,928	
Ttl Gross Liv / Lease Area		1,295	4,344			262,479	

