

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT															
KEOUGH KEVIN P KEOUGH KATHERINE P 85 ORCHARD RD EAST LONGMEADOW MA 01028												Description		Code	Appraised			Assessed			1006 EAST LONGMEADOW						
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	409200			409,200									
												RES LAND		101	153400			153,400									
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	20000			20,000									
				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		582,600			582,600										
GIS ID F_385678_2857081																											
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)											
KEOUGH KEVIN P MURRAY MICHAEL R CHAPDELAINE + SONS INC, CHAPDELAINE + SONS INC,				25623 0421		10-24-2024		Q		I		660,000		00		Year		Code	Assessed	Year	Code	Assessed	Year	Code	Assessed		
				11307 0179		08-17-2000		U		V		70,000		1P		2024		101	382,500	2023	101	355,100	2022	101	320,600		
				03336 0247		05-13-1968		U		V		1		1E				101	153,400		101	138,000		101	140,200		
				00000 0000				U				0				Total		555,900	Total	512,000	Total	479,700					
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															
0001								101				NV															
NOTES																											
SUB DIV 834 ORCHARD HILL SUB DIV 856																											

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Central Vac	0	NO
Model	01	RESIDENTIAL	Basement Floor	12	CONCRETE
Grade	B	GOOD	Bsmt Garage		
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	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	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		123.94
Interior Floor 1	3	HARDWOOD	RCN		475,811
Interior Floor 2	4	CARPET	Net Other Adj		
Heat Fuel	2	GAS	Year Built		2000
Heat Type	1	FORCED H/A	Effective Year Built		2007
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	3		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		14
Extra Fixtures	2		Functional Obsol		
Total Rooms	7		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		86
Extra Kitchens	0		RCNLD		409,200
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	1		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
11	POOL I-V	OB	Outbuildi	L	800	29.00	2001	70	0.00	GD	A	1.00	16,200
02	SHED/FR			L	160	12.00	2008	70	0.00	GD	A	1.00	1,300
19	PATIO			L	220	8.00	2007	60	0.00	AV	A	1.00	1,100
21	PAVILLION/C	OB	Outbuildi	L	120	20.00	2016	60	0.00	AV	A	1.00	1,400

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,100		33.65	37,015	
FFL	1ST FLOOR	1,100	1,100		168.25	185,075	
GAR	GARAGE	0	576		67.18	38,698	
OFP	OPEN PORCH	0	54		15.58	841	
SFL	2ND FLOOR	1,100	1,100		168.25	185,075	
UHS	UNFIN HALF STORY	0	576		50.53	29,107	
Ttl Gross Liv / Lease Area		2,200	4,506			475,811	

