

State Use 101
Print Date 11/19/2025 10:09:52

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																					
WADDEN SHEILA K MAGALHAES ANTONIO P 9 LESTER ST EAST LONGMEADOW MA 01028 GIS ID F_380587_2852820												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW													
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101		185700		185,700															
												RES LAND		101		113100		113,100															
				DRAINAGE				VIEW		COMMUNITY		RESIDENTL.		101		14300		14,300															
				Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#						Total		313,100		313,100															
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																	
WADDEN SHEILA K				05591 0150		04-06-1984		U		I		56,450				Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed	
																2025		101		164,900		2024		101		151,900		2023		101		139,000	
																		101		113,100				101		113,100				101		102,900	
																		101		14,300				101		14,300				101		12,400	
														Total		292,300		Total		279,300		Total		254,300									
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 BLDG. Value (Card) 185,700 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 14,300 Appraised Land Value (Bldg) 113,100 Special Land Value 0 Total Appraised Parcel Value 313,100 Valuation Method C Adjustment Net Total Appraised Parcel Value 313,100																	
Nbhd		Nbhd Name				Tracing				Batch																							
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					
B-23-598		08-22-2023		91		INSULATION		3,000		06-19-2018		0				720 SF TWO CAR R		06-19-2018						333		15		PERMIT VISIT					
201601850		06-04-2016		3		GARAGE		22,000				0						03-21-2017						317		15		PERMIT VISIT					
256		12-09-1997		7		REMODEL		29,000										01-20-2017						119		2		MEASURED					
																		04-06-2004						317		14		INSPECTED					
																		03-24-2004						250		22		MAILER SENT					
																		10-25-2003						274		2		MEASURED					
																		03-24-1999						200		15		PERMIT VISIT					
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				14,887	SF	7.60	1.000	5	LAND	1.00	MA	1.00				0			1.000	7.6	113,100								
Total Card Land Units								0.34	AC	Parcel Total Land Area: 0.34								Total Land Value								113,100							

CONSTRUCTION DETAIL							CONSTRUCTION DETAIL (CONTINUED)						
Element		Cd	Description				Element		Cd	Description			
Style	15		OLD STYLE				Central Vac	1		YES			
Model	01		RESIDENTIAL				Basement Floor	12		CONCRETE			
Grade	C		AVERAGE				Bsmt Garage						
Stories	1.75		1 3/4 STORIES				Units	1					
Foundation	3		MASONRY				MIXED USE						
Exterior Wall 1	4		VINYL				Code	Description			Percentage		
Exterior Wall 2	1		WOOD SHING				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				118.65		
Interior Floor 1	2		SOFTWOOD				RCN				325,733		
Interior Floor 2	4		CARPET				Net Other Adj						
Heat Fuel	1		OIL				Year Built				1913		
Heat Type	5		STEAM				Effective Year Built				1982		
AC Type	01		NONE				Depreciation Code				AV		
Bedrooms	4						Remodel Rating						
Full Baths	2						Year Remodeled						
Half Baths	0						Depreciation %	43					
Extra Fixtures	1						Functional Obsol						
Total Rooms	9						External Obsol						
Bath Style	A		AVERAGE				Cost Trend Factor	1					
Half Bath Style							Condition						
Kitchens	1						% Complete						
Kitchen Style	A		AVERAGE				Overall % Condition	57					
Extra Kitchens	0						RCNLD	185,700					
Extra Kitchen St							Dep % Ovr						
FBM Sqft	247						Dep Ovr Comment						
FBM Quality	1						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	720	32.00	1913	50	0.00	FR	A	1.00	11,500
08	POOL A-O			L	32	69.00	2003	70	0.00	GD	A	1.00	1,500
22	WOOD DK			L	144	15.00	2003	60	0.00	AV	A	1.00	1,300
BUILDING SUB-AREA SUMMARY SECTION													
Subarea	Description					Living	Gross	Eff Area	Unit Cost		Undeprec Value		
BMT	BASEMENT					0	1,247		25.69		32,033		
FFL	1ST FLOOR					1,247	1,247		128.65		160,422		
OSP	SCRN PORCH					0	240		19.30		4,631		
TQS	3/4 STORY					920	1,226		96.54		118,355		
WDK	WOOD DECK					0	400		25.73		10,292		
Ttl Gross Liv / Lease Area						2,167	4,360				325,733		

