Property Location 8 VADNAIS ST | Map ID 25/ 49A/ A/ / | Bldg Name | State Use 101
Vision ID 1653 | Account # 1688 | Bldg # 1 | Sec # 1 of 1 | Card # 1 of 1 | Print Date 11/19/2025 10:25:00

CURRENT OWNER	TOPO TYPE	UTILITY	STREET	LOCATION
BRADLEY LAWRENCE JR				
	TOPO WET	EASEMENT	TRAFFIC	CORNER
8 VADNAIS ST				
	DRAINAGE		VIEW	COMMUNITY
EAST LONGMEADOW MA 01028				

SUPPLEMENTAL DATA

Alt Prcl ID	Received
SP Permit	NIA
Chapter Land	Field 8
OC Dates	Field 9
In+Ex FY	Field 10
Mailed	Assoc Pid#

GIS ID F_380649_2853435

CURRENT ASSESSMENT

Description	Code	Appraised	Assessed
RESIDNTL.	101	369100	369,100
RES LAND	101	110900	110,900
Total		480,000	480,000

1006

EAST LONGMEADOW

RECORD OF OWNERSHIP

	BK-VOL/PAGE		SALE DATE	Q/U	V/I	SALE PRICE	VC
BRADLEY LAWRENCE JR	19965	0173	08-09-2013	Q	I	272,500	00
KARPELLS MARY EDWINA,	14336	0432	07-15-2004	U	I	247,500	
SHURMAN,LAURIE M	12298	0119	04-30-2002	U	I	1	1A
SHURMAN RONALD S + LAURIE M,	08012	0558	04-14-1992	U	I	134,900	
CZUPRYNA LORRAINE M	06136	0539	06-30-1986	U	V	77,250	1

PREVIOUS ASSESSMENTS (HISTORY)

Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
2025	101	335,400	2024	101	310,100	2023	101	284,800
	101	110,900		101	110,900		101	100,700
	Total	446,300		Total	421,000		Total	385,500

EXEMPTIONS

Year	Code	Description	Amount
		Total	

OTHER ASSESSMENTS

Code	Description	YEAR	Amount	Comm Int

This signature acknowledges a visit by a Data Collector or Assessor

ASSESSING NEIGHBORHOOD

Nbhd	Nbhd Name		Tracing	Batch
0001			101	MA

NOTES

APPRAISED VALUE SUMMARY

Appraised BLDG. Value (Card)	369,100
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	0
Appraised Land Value (Bldg)	110,900
Special Land Value	0
Total Appraised Parcel Value	480,000
Valuation Method	C
Adjustment	
Net Total Appraised Parcel Value	480,000

BUILDING PERMIT RECORD

Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments
97	05-01-1993	MN	Manual Note	40,000				ADDITION

VISIT / CHANGE HISTORY

Date	Type	Is	Id	Cd	Purpose/Result
11-14-2014			317	2	MEASURED
11-01-2003			274	3	MEAS+INSPCTD
02-03-1994			105	15	PERMIT VISIT
07-06-1992			107	3	MEAS+INSPCTD
06-17-1992			107	22	MAILER SENT

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				10,217	SF	10.85	1.000	5	LAND	1.00	MA	1.00			0			1.000	10.85	110,900
Total Card Land Units							0.23	AC	Parcel Total Land Area:			0.23									Total Land Value		110,900

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CONSTRUCTION DETAIL

Element	Cd	Description
Style	05	CAPE
Model	01	RESIDENTIAL
Grade	C	AVERAGE
Stories	1.75	1 3/4 Stories
Foundation	1	
Exterior Wall 1	4	VINYL
Exterior Wall 2		
Roof Structure	1	GABLE
Roof Cover	1	ASPHALT SH
Interior Wall 1	1	DRYWALL
Interior Wall 2		
Interior Floor 1	4	CARPET
Interior Floor 2	10	PARQUET
Heat Fuel	1	OIL
Heat Type	3	FORCED H/W
AC Type	03	FULL
Bedrooms	4	
Full Baths	3	
Half Baths	0	
Extra Fixtures	0	
Total Rooms	9	
Bath Style	A	AVERAGE
Half Bath Style		
Kitchens	2	
Kitchen Style	A	AVERAGE
Extra Kitchens	0	
Extra Kitchen St		
FBM Sqft		
FBM Quality		
FIN ATC Sqft		
FIN ATC Quality		
Fireplaces	0	
WS Flues		

CONSTRUCTION DETAIL (CONTINUED)

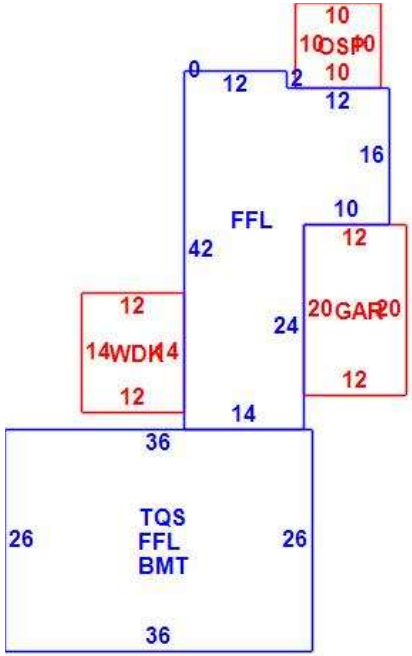
Element	Cd	Description
Central Vac	0	NO
Basement Floor	12	
Bsmt Garage		
Units	1	

MIXED USE

Code	Description	Percentage
101	ONE FAM	100
		0
		0

COST / MARKET VALUATION

Adj Base Rate	139.34
RCN	419,433
Net Other Adj	
Year Built	1987
Effective Year Built	2013
Depreciation Code	VG
Remodel Rating	
Year Remodeled	
Depreciation %	12
Functional Obsol	
External Obsol	
Cost Trend Factor	1
Condition	
% Complete	
Overall % Condition	88
RCNLD	369,100
Dep % Ovr	
Dep Ovr Comment	
Misc Imp Ovr	
Misc Imp Ovr Comment	
Cost to Cure Ovr	
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

BUILDING SUB-AREA SUMMARY SECTION

Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	936		30.88	28,900
FFL	1ST FLOOR	1,680	1,680		154.54	259,634
GAR	GARAGE	0	240		61.82	14,836
OSP	SCRN PORCH	0	100		23.18	2,318
TQS	3/4 STORY	702	936		115.91	108,490
WDK	WOOD DECK	0	168		31.28	5,255
	Ttl Gross Liv / Lease Area	2,382	4,060			419,433