

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
CALLAHAN JAMES D LE CALLAHAN THERESE M LE 95 PROSPECT ST EAST LONGMEADOW MA 01028 GIS ID F_381118_2849371												Description		Code	Appraised			Assessed			1006 EAST LONGMEADOW								
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	196900			196,900											
												RES LAND		101	105000			105,000											
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	17900			17,900											
				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				319,800										319,800															
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
CALLAHAN JAMES D LE CALLAHAN JAMES D				25205 03448		0111 0303		10-26-2023 08-19-1969		U U		I I		100 0		1A		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed			
																		2025	101	174,800	2024	101	161,000	2023	101	147,200			
																		101	105,000	101	105,000	101	95,200						
																		101	17,900	101	17,900	101	14,600						
Total														297,700	Total		283,900		Total		257,000								
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																													
ASSESSING NEIGHBORHOOD																APPRAISED VALUE SUMMARY Appraised BLDG. Value (Card) 196,900 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 17,900 Appraised Land Value (Bldg) 105,000 Special Land Value 0 Total Appraised Parcel Value 319,800 Valuation Method C Adjustment Net Total Appraised Parcel Value 319,800													
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-25-98		02-26-2025		91		INSULATION		6,000				0				SHED ADDITION		04-08-2016						317		14		INSPECTED	
273		11-01-1989		MN		Manual Note		1,800										01-22-2016						105		2		MEASURED	
98		04-01-1987		MN		Manual Note		3,500										10-07-2003						274		3		MEAS+INSPCTD	
																		05-26-1992						131		3		MEAS+INSPCTD	
																		04-11-1990						131		15		PERMIT VISIT	
																		03-18-1988						130		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				21,780	SF	5.35	1.000	5	LAND	1.00		MA	1.00				0	TRF2	0.9	1.000	4.82	105,000			
Total Card Land Units								0.50	AC	Parcel Total Land Area: 0.50				Total Land Value										105,000					

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+	AVG. (+)	Bsmt Garage		
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	3	MASONRY	MIXED USE		
Exterior Wall 1	2	CLAPBOARD	Code	Description	
Exterior Wall 2	1	WOOD SHING	101	ONE FAM	Percentage
Roof Structure	1	GABLE			100
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER			0
Interior Wall 2	4	SOLID WOOD	COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate	131.57	
Interior Floor 2	2	SOFTWOOD	RCN	281,346	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1760	
AC Type	01	NONE	Effective Year Built	1995	
Bedrooms	3		Depreciation Code	GD	
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %	30	
Total Rooms	8		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	70	
Extra Kitchen St			RCNLD	196,900	
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			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
32	BARN/LFT			L	473	25.00	1948	60	0.00	AV	A	1.00	7,100
04	GARAGE/L			L	484	36.00	1989	60	0.00	AV	A	1.00	10,500
40	LEAN-TO			L	56	8.00	1948	60	0.00	AV	G	1.25	300

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	664		31.01	20,594	
FFL	1ST FLOOR	1,194	1,194		154.84	184,880	
OFP	OPEN PORCH	0	70		15.48	1,084	
STG	STORAGE	0	16		58.07	929	
TQS	3/4 STORY	453	604		116.13	70,143	
WDK	WOOD DECK	0	122		30.46	3,716	
Ttl Gross Liv / Lease Area		1,647	2,670			281,346	

