

Property Location		118 PROSPECT ST										Map ID		28/ 45/ 18/ /				Bldg Name		State Use 101																					
Vision ID		2120		Account #		2157				Bldg #		1		Sec #		1 of 1		Card #		1 of 1		Print Date 11/19/2025 12:27:42																			
CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT										1006 EAST LONGMEADOW																			
BRASSARD TYLER D 118 PROSPECT ST EAST LONGMEADOW MA 01028 GIS ID F_381354_2848942				TOPO WET		EASEMENT		TRAFFIC		CORNER		Description		Code		Appraised		Assessed																							
												RESIDNTL.		101		180200		180,200																							
												RES LAND		101		98600		98,600																							
						DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101		800		800																					
				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										279,600		279,600																	
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																									
BRASSARD TYLER D RESCIGNO PRESTON BOISSONNAULT JUDITH E BOISSONNAULT JUDITH E BOISSONNAULT JUDITH E LE				24067 0149		08-17-2021		Q		I		250,000		00		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed									
				21026 0300		01-13-2016		U		I		0		1A		2025		101		164,300		2024		101		152,400		2023		101		140,500									
				20949 0282		11-12-2015		U		I		1		1A				101		98,600				101		98,600				101		89,600									
				20949 0280		11-12-2015		U		I		1		1A				101		800				101		800				101		600									
				17536 0471		11-05-2008		U		I		100		1A		Total		263,700		Total		251,800		Total		230,700															
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																		APPRAISED VALUE SUMMARY																							
Nbhd		Nbhd Name				Tracing		Batch		Appraised BLDG. Value (Card)														180,200																	
0001						101		MA		Appraised Xf (B) Value (Bldg)														0																	
																		Appraised Ob (B) Value (Bldg)														800									
																		Appraised Land Value (Bldg)														98,600									
																		Special Land Value														0									
																		Total Appraised Parcel Value														279,600									
																		Valuation Method														C									
																		Adjustment																							
																		Net Total Appraised Parcel Value														279,600									
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													
202202670 92		09-02-2022 05-01-1993		62 MN		SOLAR Manual Note		7,956 5,165		05-09-2023		100		11-03-2022		REROOF		05-09-2023 06-24-2021 04-11-2018 07-15-2004 03-18-2004 09-23-2003 02-03-1994						425 400 333 328 AO 274 105		15 16 2 14 22 14 15		PERMIT VISIT FIELDREV CHG MEASURED INSPECTED MAILER SENT INSPECTED 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								7,200 SF		15.21		1.000		5		LAND		1.00		MA		1.00				0 TRF2 0.9		1.000		13.69		98,600			
Total Card Land Units																		0.17		AC		Parcel Total Land Area:		0.17		Total Land Value														98,600	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Central Vac	0	NO
Model	01	RESIDENTIAL	Basement Floor	14	ASPHL TILE
Grade	C	AVERAGE	Bsmt Garage	0	
Stories	1.50	1 1/2 STORIES	Units	1	
Foundation	1	CONCRETE	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	3	HARDWOOD	Adj Base Rate	162.95	
Interior Floor 2			RCN	285,993	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1948	
AC Type	01	NONE	Effective Year Built	1988	
Bedrooms	2		Depreciation Code	AG	
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	1		Depreciation %	37	
Total Rooms	5		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style	N	NONE	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	63	
Extra Kitchen St	N	NONE	RCNLD	180,200	
FBM Sqft	821		Dep % Ovr		
FBM Quality	3		Dep Ovr Comment		
FIN ATC Sqft			Misc Imp Ovr		
FIN ATC Quality			Misc Imp Ovr Comment		
Fireplaces	2		Cost to Cure Ovr		
WS Flues	0		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	80	12.00	2004	60	0.00	AV	A	1.00	600
19	PATIO			L	48	8.00	60	0.00	0.00	AV	A	1.00	200
SOL	Solar Panels	EX	Extra Fea	B	1	0.00	2023	63	1.00	AV	A	0.00	0

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	912		37.43	34,132
EFP	ENCL PORCH	0	99		94.72	9,377
FFL	1ST FLOOR	912	912		187.54	171,033
GAR	GARAGE	0	240		75.01	18,003
PAT	PATIO	0	216		9.55	2,063
UHS	UNFIN HALF STORY	0	912		56.34	51,385
Ttl Gross Liv / Lease Area		912	3,291			285,993

