

State Use 101
Print Date 11/20/2025 8:18:42 A

CURRENT OWNER				TOPO TYPE				UTILITY		STREET		LOCATION		CURRENT ASSESSMENT													
CHAPLIN HEATHER MARCHETTI SARAH 18 CHANNING RD EAST LONGMEADOW MA 01028 GIS ID F_374657_2853321 Mailed														Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW						
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	288300		288,300										
												RES LAND		101	113900		113,900										
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	900		900										
				SUPPLEMENTAL DATA																							
Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																							
										Total		403,100		403,100													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)													
CHAPLIN HEATHER FIJOL JENNIFER L A PLUS ENTERPRISES INC, CARABETTA,MICHAEL PESSOLANO LISA I,				23151	0322	03-31-2020	Q	I	298,000		00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed							
				17330	0012	06-03-2008	U	I	240,000			2025	101	270,500	2024	101	253,700	2023	101	234,000							
				17048	0176	11-29-2007	U	V	80,000		1P		101	113,900		101	113,900		101	103,600							
				14278	0099	06-08-2004	U	V	54,900		1		101	900		101	900		101	800							
				09630	0500	09-24-1996	U	V	1		1A	Total	385,300		Total	368,500		Total	338,400								
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				NA																	
NOTES																											
																APPRAISED VALUE SUMMARY											
																Appraised BLDG. Value (Card)								288,300			
																Appraised Xf (B) Value (Bldg)								0			
																Appraised Ob (B) Value (Bldg)								900			
																Appraised Land Value (Bldg)								113,900			
Special Land Value																0											
Total Appraised Parcel Value																403,100											
Valuation Method																C											
Adjustment																											
Net Total Appraised Parcel Value																403,100											
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								
202001386		04-29-2020		11	POOL		7,598	07-06-2020	100	07-06-2020		15X52 ABOVE GRO		03-15-2024			334	2	MEASURED								
201801970		05-24-2018		91	INSULATION		2,400		0					07-06-2020			334	15	PERMIT VISIT								
201202047		04-30-2012		GEN	GENERATOR		4,800							07-08-2019			334	2	MEASURED								
318		10-11-2007		2	DWELLING		120,000					OC 5/29/2008 24` X		06-01-2012			317	15	PERMIT VISIT								
														06-23-2008			317	P6	CLOSED								
														06-13-2008		1	317	3	MEAS+INSPCTD								
														06-09-2008			250	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				5,000 SF	21.69	1.050	6	LAND	1.00	NA	1.00			0		1.000	22.77	113,900						
Total Card Land Units							0.11 AC	Parcel Total Land Area: 0.11							Total Land Value							113,900					

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	C	AVERAGE	Bsmt Garage	0	
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	Percentage
Roof Structure	1	GABLE			100
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL			0
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate	153.72	
Interior Floor 2	4	CARPET	RCN	316,840	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	2008	
AC Type	03	FULL	Effective Year Built	2016	
Bedrooms	3		Depreciation Code	GD	
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	1		Depreciation %	9	
Total Rooms	5		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style	N	NONE	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	91	
Extra Kitchen St	N	NONE	RCNLD	288,300	
FBM Sqft	740		Dep % Ovr		
FBM Quality	3		Dep Ovr Comment		
FIN ATC Sqft			Misc Imp Ovr		
FIN ATC Quality			Misc Imp Ovr Comment		
Fireplaces	1		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
GEN	GENERATO			B	0	0.00	2012	91	1.00	AV	A	1.00	0
02	SHED/FR			L	32	12.00	2019	60	0.00	AV	A	1.00	200
07	POOLA-C	OB	Outbuildi	L	15	69.00	2020	70	0.00	GD	A	1.00	700

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	780		35.66	27,815
FFL	1ST FLOOR	780	780		178.30	139,074
OFP	OPEN PORCH	0	100		17.83	1,783
SFL	2ND FLOOR	780	780		178.30	139,074
WDK	WOOD DECK	0	256		35.52	9,093
Ttl Gross Liv / Lease Area		1,560	2,696			316,840

