Property Location 98 EAST CIRCLE DR | Map ID 47/ 32/ 61/ / | Bldg Name | State Use 101
Vision ID 3727 | Account # 3791 | Bldg # 1 | Sec # 1 of 1 | Card # 1 of 1 | Print Date 11/20/2025 12:10:46

CURRENT OWNER	TOPO TYPE	UTILITY	STREET	LOCATION
KLINGER BRUCE ALLEN JR				
KLINGER ABIGAIL OHLIN	**TOPO WET**	**EASEMENT**	**TRAFFIC**	**CORNER**
98 EAST CIRCLE DR				
	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_385437_2855763

CURRENT ASSESSMENT

Description	Code	Appraised	Assessed
RESIDNTL.	101	241300	241,300
RES LAND	101	137000	137,000
Total		378,300	378,300

1006

EAST LONGMEADOW

RECORD OF OWNERSHIP

	BK-VOL/PAGE		SALE DATE	Q/U	V/I	SALE PRICE	VC
KLINGER BRUCE ALLEN JR	21948	0146	11-16-2017	Q	I	281,000	00
KLATKA TIMOTHY N	17428	0112	08-12-2008	U	I	272,250	
KNIGHT,ROBERT T AS TRUSTEE OF	14339	0136	07-07-2004	U	I	274,900	
SCHEUMANN WILLIAM F JR,	03429	0592	06-12-1969	U	I	0	

PREVIOUS ASSESSMENTS (HISTORY)

Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
2025	101	225,500	2024	101	208,100	2023	101	190,800
	101	137,000		101	137,000		101	124,300
	Total	362,500		Total	345,100		Total	315,100

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	MG

NOTES

B-25-531 COMP 11/5/25

APPRAISED VALUE SUMMARY

Appraised BLDG. Value (Card)	241,300
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	0
Appraised Land Value (Bldg)	137,000
Special Land Value	0
Total Appraised Parcel Value	378,300
Valuation Method	C
Adjustment	
Net Total Appraised Parcel Value	378,300

BUILDING PERMIT RECORD

Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments
B-25-531	09-03-2025	21	SIDING	67,776		0		SIDING & 21 WIND
201402477	09-11-2014	91	INSULATION	1,084		0		
201202010	04-26-2012	7	REMODEL	4,500				REMOVE WALL BE

VISIT / CHANGE HISTORY

Date	Type	Is	Id	Cd	Purpose/Result
02-09-2018			400	14	INSPECTED
05-25-2012			317	15	PERMIT VISIT
01-27-2012			317	16	FIELDREV CHG
04-14-2011			317	2	MEASURED
09-04-2002			274	3	MEAS+INSPCTD
02-11-1992			105	3	MEAS+INSPCTD
04-16-1990			131	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	RA				16,826	SF	6.78	1.200	7	LAND	1.00	MG	1.00			0			1.000	8.14	137,000
						Total Card Land Units	0.39	AC	Parcel Total Land Area:	0.39												Total Land Value	137,000

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Vision ID 3727 | Account # 3791 | Bldg # 1 | Sec # 1 of 1 | Card # 1 of 1 | Print Date 11/20/2025 12:10:47

CONSTRUCTION DETAIL

Element	Cd	Description
Style	06	COLONIAL
Model	01	RESIDENTIAL
Grade	C	AVERAGE
Stories	2.50	2 1/2 STORIES
Foundation	1	CONCRETE
Exterior Wall 1	1	WOOD SHING
Exterior Wall 2	26	WOOD
Roof Structure	1	GABLE
Roof Cover	1	ASPHALT SH
Interior Wall 1	1	DRYWALL
Interior Wall 2		
Interior Floor 1	3	HARDWOOD
Interior Floor 2	4	CARPET
Heat Fuel	1	OIL
Heat Type	3	FORCED H/W
AC Type	01	NONE
Bedrooms	3	
Full Baths	1	
Half Baths	1	
Extra Fixtures	0	
Total Rooms	7	
Bath Style	A	AVERAGE
Half Bath Style	A	AVERAGE
Kitchens	1	
Kitchen Style	A	AVERAGE
Extra Kitchens	0	
Extra Kitchen St		
FBM Sqft	346	
FBM Quality	1	
FIN ATC Sqft		
FIN ATC Quality		
Fireplaces	2	
WS Flues		

CONSTRUCTION DETAIL (CONTINUED)

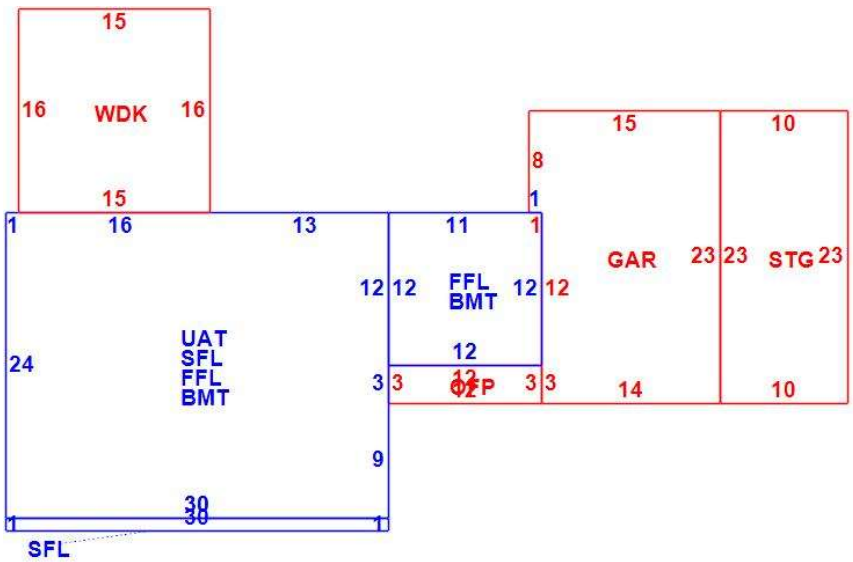
Element	Cd	Description
Central Vac	0	NO
Basement Floor	12	CONCRETE
Bsmt Garage		
Units	1	

MIXED USE

Code	Description	Percentage
101	ONE FAM	100
		0
		0

COST / MARKET VALUATION

Adj Base Rate	143.07
RCN	344,783
Net Other Adj	
Year Built	1960
Effective Year Built	1995
Depreciation Code	GD
Remodel Rating	
Year Remodeled	
Depreciation %	30
Functional Obsol	
External Obsol	
Cost Trend Factor	1
Condition	
% Complete	
Overall % Condition	70
RCNLD	241,300
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	864		31.28	27,026
FFL	1ST FLOOR	864	864		156.22	134,976
GAR	GARAGE	0	330		62.49	20,621
OFP	OPEN PORCH	0	36		17.36	625
SFL	2ND FLOOR	750	750		156.22	117,167
STG	STORAGE	0	230		62.49	14,372
UAT	UNFIN ATTC	0	720		31.24	22,496
WDK	WOOD DECK	0	240		31.24	7,499
	Ttl Gross Liv / Lease Area	1,614	4,034			344,783