

State Use 101
Print Date 11-21-2025 9:05:51 A

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																							
OBRIEN ANGELA K+SEAN M+GARDI CANTELLA NICHOLAS+JUMPE CARS 97 LEE ST EAST LONGMEADOW MA 01028 GIS ID F_386303_2843813												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW																
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	836000		836,000																		
												RES LAND		101	144100		144,100																		
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	18400		18,400																		
				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		998,500		998,500																	
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																			
OBRIEN ANGELA K+SEAN M+GAR CHAFFEE DENNIS A CHAFFEE DENNIS A, REILLY WARD				25913		0321		06-24-2025		Q		I		919,000		00		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed	
				17067		0279		12-07-2007		U		I		100		1A		2025		101		1,022,800		2024		101		940,700		2023		101		866,300	
				06542		0499		06-30-1987		U		I		299,000		1				101		144,100				101		144,100				101		132,100	
				06108		0235		06-06-1986		U		V		160,000						101		20,700				101		28,300				101		24,500	
				00000		0000				U				0																					
																Total		1,187,600				Total		1,113,100				Total		1,022,900					
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) 836,000 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 18,400 Appraised Land Value (Bldg) 144,100 Special Land Value 0 Total Appraised Parcel Value 998,500 Valuation Method C Adjustment Net Total Appraised Parcel Value 998,500																			
Nbhd		Nbhd Name						Tracing				Batch																							
0001								101				MG																							
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-23-65		01-31-2023		12		REROOF		96,520		07-05-2023		100		07-05-2023		REBLD ROOF STR		07-05-2023						334		15		PERMIT VISIT							
202202062		06-09-2022		12		REROOF		52,860		07-05-2023		100		07-05-2023				06-13-2019						400		15		PERMIT VISIT							
201900004		01-03-2019		62		SOLAR		39,600		06-13-2019		100		06-13-2019				04-05-2017						317		15		PERMIT VISIT							
201602621		10-03-2016		9		ALTERATION		2,251		04-05-2017		100		04-05-2017		REPLACE PATIO D		05-20-2016						317		15		PERMIT VISIT							
201502255		08-12-2015		17		DECK		13,700		05-20-2016		100		05-20-2016		10X17 REAR W/STA		12-23-2010						311		14		INSPECTED							
179		06-24-2010		7		REMODEL		33,000								BMT		12-23-2010						311		15		PERMIT VISIT							
376		11-02-2007		11		POOL		17,770								OC 8/4/2008 INDO		12-18-2009						317		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		RAA				40,000		SF	3.12	1.200	7	LAND	1.00	MG	1.00				0	TRF2	0.9	1.000	3.37		134,800								
1	101	ONE FAM		RAA				1.330		AC	7,000.00	1.000	0		1.00	MG	1.00				0			1.000	7,000		9,300								
Total Card Land Units								2.25		AC	Parcel Total Land Area: 2.25										Total Land Value						144,100								

Property Location 97 LEE ST
Vision ID 4276

Account # 4345

Map ID 54/ 23/ 2/ /

Bldg # 1

Bldg Name
Sec # 1 of 1

Card # 1 of 1

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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Central Vac	1	YES
Model	01	RESIDENTIAL	Basement Floor	12	CONCRETE
Grade	B-	GOOD (-)	Bsmt Garage		
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2	8	BRICK VENR	101	ONE FAM	100
Roof Structure	2	HIP			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		97.13
Interior Floor 1	4	CARPET	RCN		1,306,277
Interior Floor 2	6	CERAMIC TL	Net Other Adj		
Heat Fuel	2	GAS	Year Built		1986
Heat Type	1	FORCED H/A	Effective Year Built		2004
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	8		Remodel Rating		
Full Baths	5		Year Remodeled		
Half Baths	1		Depreciation %		21
Extra Fixtures	3		Functional Obsol		15
Total Rooms	16		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor		1
Half Bath Style	G	GOOD	Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition		64
Extra Kitchens	1		RCNLD		836,000
Extra Kitchen St	G	GOOD	Dep % Ovr		
FBM Sqft	2000		Dep Ovr Comment		
FBM Quality	5		Misc Imp Ovr		
FIN ATC Sqft			Misc Imp Ovr Comment		
FIN ATC Quality			Cost to Cure Ovr		
Fireplaces	2		Cost to Cure Ovr Comment		
WS Flues	1				

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	144	12.00	1986	70	0.00	GD	G	1.25	1,500
02	SHED/FR			L	144	12.00	1998	70	0.00	GD	G	1.25	1,500
02	SHED/FR			L	120	12.00	1998	70	0.00	GD	G	1.25	1,300
11	POOL I-V	OB	Outbuildi	L	810	29.00	2007	60	0.00	AV	A	1.00	14,100
SOL	Solar Panels	EX	Extra Fea	B		0.00	2019	64	1.00			0.00	0

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	2,562		25.09	64,290	
FFL	1ST FLOOR	5,890	5,890		125.57	739,591	
GAR	GARAGE	0	912		50.25	45,832	
OPF	OPEN PORCH	0	172		12.41	2,135	
PAT	PATIO	0	2,560		6.28	16,073	
SFL	2ND FLOOR	3,474	3,474		125.57	436,221	
WDK	WOOD DECK	0	84		25.41	2,135	
Ttl Gross Liv / Lease Area		9,364	15,654			1,306,277	

