

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT										
KELLEHER JOSHUA J KELLEHER ASHLEY K 118 LEE ST EAST LONGMEADOW MA 01028 GIS ID F_386814_2843196												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW			
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	640000		640,000					
												RES LAND		101	129500		129,500					
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	19200		19,200					
				SUPPLEMENTAL DATA																		
				Alt Prcl ID SP Permit HO:HO Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#				Total		788,700		788,700						
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)									
KELLEHER JOSHUA J MORSE WAYNE C MORSE VIVIAN R M +, TABB GERALD R + CJBUILDERS				24244 0388		11-12-2021		U	I	100		1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
				17990 0218		09-03-2009		U	I	100		1A	2025	101	598,800	2024	101	553,800	2023	101	391,400	
				08993 0108		11-15-1994		U	I	295,000				101	129,500		101	129,500		101	117,000	
				06601 0097		08-24-1987		U	I	50,000				101	19,200		101	19,200		101	18,100	
				06430 0392		03-27-1987		U	I	1			Total	747,500	Total	702,500	Total	526,500				
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			MG											
NOTES																						
SUB DIV #538																						

Property Location 118 LEE ST
Vision ID 4280

Account # 4349

Map ID 54/ 27/ 6/ I

Bldg # 1

Bldg Name
Sec # 1 of 1

Card # 1 of 1

State Use 101
Print Date 11-21-2025 9:06:28 A

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	0	
Stories	2.00	2 STORY	Units	2	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2	8	BRICK VENR	101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		106.52
Interior Floor 1	3	HARDWOOD	RCN		703,311
Interior Floor 2	6	CERAMIC TL	Net Other Adj		
Heat Fuel	2	GAS	Year Built		1988
Heat Type	1	FORCED H/A	Effective Year Built		2016
AC Type	03	FULL	Depreciation Code		EX
Bedrooms	5		Remodel Rating		04
Full Baths	3		Year Remodeled		2022
Half Baths	1		Depreciation %		9
Extra Fixtures	3		Functional Obsol		
Total Rooms	10		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		91
Extra Kitchens	1		RCNLD		640,000
Extra Kitchen St	A	AVERAGE	Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
FIN ATC Sqft			Misc Imp Ovr Comment		
FIN ATC Quality			Cost to Cure Ovr		
Fireplaces	1		Cost to Cure Ovr Comment		
WS Flues	0				

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
11	POOL I-V	OB	Outbuildi	L	648	29.00	1988	60	0.00	AV	A	1.00	11,300
02	SHED/FR			L	80	12.00	1988	60	0.00	AV	A	1.00	600
23	POOL HSE			L	120	36.80	2013	70	0.00	GD	G	1.25	3,900
21	PAVILLION/C	OB	Outbuildi	L	192	20.00	2013	70	0.00	GD	G	1.25	3,400

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	2,237		28.96	64,781	
FFL	1ST FLOOR	2,621	2,621		144.92	379,843	
GAR	GARAGE	0	814		58.04	47,245	
OPF	OPEN PORCH	0	214		14.22	3,043	
SFL	2ND FLOOR	1,380	1,380		144.92	199,994	
WDK	WOOD DECK	0	292		28.79	8,406	
Ttl Gross Liv / Lease Area		4,001	7,558			703,311	

