Property Location 48 SCHUYLER DR | Map ID 7/ 54/ 36/ / | Bldg Name | State Use 101
Vision ID 5054 | Account # 5131 | Bldg # 1 | Sec # 1 of 1 | Card # 1 of 1 | Print Date 11/22/2025 8:12:46 A

CURRENT OWNER	TOPO TYPE	UTILITY	STREET	LOCATION
TALBERT JENNIFER				
TALBERT JASON	TOPO WET	EASEMENT	TRAFFIC	CORNER
48 SCHUYLER 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_375386_2845545

CURRENT ASSESSMENT			
Description	Code	Appraised	Assessed
RESIDNTL.	101	224900	224,900
RES LAND	101	108700	108,700
RESIDNTL.	101	600	600
	Total	334,200	334,200

1006
EAST LONGMEADOW

RECORD OF OWNERSHIP	BK-VOL/PAGE		SALE DATE	Q/U	V/I	SALE PRICE	VC
TALBERT JENNIFER	25916	0026	06-25-2025	Q	I	359,000	00
OHEARN MONICA D	23923	0561	06-04-2021	Q	I	282,000	00
BARROS FELIX J	19185	0132	03-28-2012	U	I	204,900	00
MEES ANDREW D,	14972	0542	04-27-2005	U	I	220,500	
DENNIS P MCMANUS +,	09165	0181	06-10-1995	U	I	117,900	1

PREVIOUS ASSESSMENTS (HISTORY)								
Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
2025	101	209,900	2024	101	198,800	2023	101	182,700
	101	108,700		101	108,700		101	98,800
	101	600		101	600		101	400
	Total	319,200		Total	308,100		Total	281,900

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	NF

NOTES

APPRAISED VALUE SUMMARY	
Appraised BLDG. Value (Card)	224,900
Appraised Xf (B) Value (Bldg)	0
Appraised Ob (B) Value (Bldg)	600
Appraised Land Value (Bldg)	108,700
Special Land Value	0
Total Appraised Parcel Value	334,200
Valuation Method	C
Adjustment	
Net Total Appraised Parcel Value	334,200

BUILDING PERMIT RECORD

Permit Id	Issue Date	Type	Description	Amount	Insp Date	% Comp	Date Comp	Comments
201702394	08-30-2017	12	REROOF	11,000	05-22-2018	100	05-22-2018	
78	04-26-1996	MN	Manual Note	1,800				SHED
71	04-01-1995	MN	Manual Note	63,100				DWELLING

VISIT / CHANGE HISTORY

Date	Type	Is	Id	Cd	Purpose/Result
05-22-2018			400	14	INSPECTED
04-20-2012			317	3	MEAS+INSPCTD
04-05-2004			250	22	MAILER SENT
03-25-2004			311	2	MEASURED
12-17-1996			200	15	PERMIT VISIT
12-13-1995			107	3	MEAS+INSPCTD

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				5,497	SF	19.77	1.000	4	LAND	1.00	NF	1.00			0			1.000	19.77	108,700
Total Card Land Units							0.13	AC	Parcel Total Land Area:			0.13									Total Land Value		108,700

Property Location 48 SCHUYLER DR | Map ID 7/ 54/ 36/ / | Bldg Name | State Use 101
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CONSTRUCTION DETAIL

Element	Cd	Description
Style	06	COLONIAL
Model	01	RESIDENTIAL
Grade	C	AVERAGE
Stories	2.00	2 STORY
Foundation	1	CONCRETE
Exterior Wall 1	4	VINYL
Exterior Wall 2		
Roof Structure	1	GABLE
Roof Cover	1	ASPHALT SH
Interior Wall 1	1	DRYWALL
Interior Wall 2		
Interior Floor 1	4	CARPET
Interior Floor 2	3	HARDWOOD
Heat Fuel	2	GAS
Heat Type	1	FORCED H/A
AC Type	03	FULL
Bedrooms	3	
Full Baths	1	
Half Baths	1	
Extra Fixtures	0	
Total Rooms	6	
Bath Style	A	AVERAGE
Half Bath Style	A	AVERAGE
Kitchens	1	
Kitchen Style	A	AVERAGE
Extra Kitchens	0	
Extra Kitchen St		
FBM Sqft	487	
FBM Quality	3	
FIN ATC Sqft		
FIN ATC Quality		
Fireplaces	0	
WS Flues		

CONSTRUCTION DETAIL (CONTINUED)

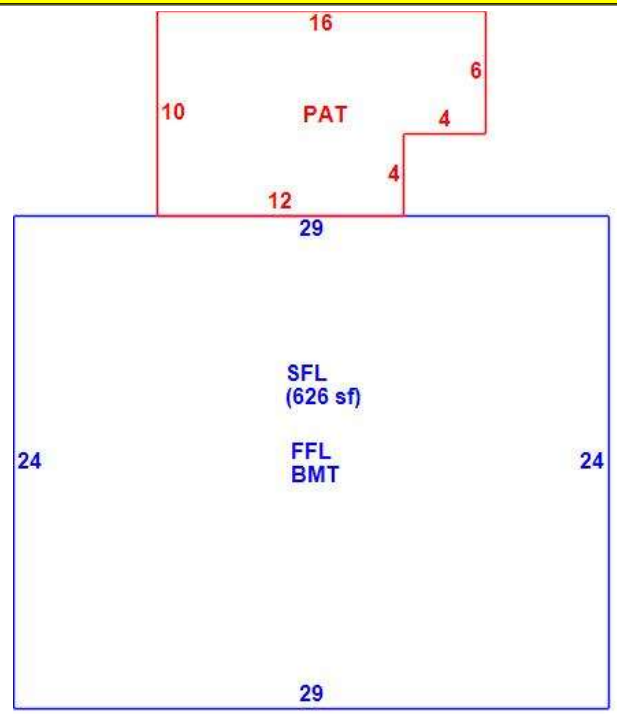
Element	Cd	Description
Central Vac	0	NO
Basement Floor	12	CONCRETE
Bsmt Garage		
Units	1	

MIXED USE

Code	Description	Percentage
101	ONE FAM	100
		0
		0

COST / MARKET VALUATION

Adj Base Rate	165.18
RCN	270,946
Net Other Adj	
Year Built	1995
Effective Year Built	2008
Depreciation Code	GD
Remodel Rating	
Year Remodeled	
Depreciation %	17
Functional Obsol	
External Obsol	
Cost Trend Factor	1
Condition	
% Complete	
Overall % Condition	83
RCNLD	224,900
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
02	SHED/FR			L	80	12.00	1996	60	0.00	AV	A	1.00	600

BUILDING SUB-AREA SUMMARY SECTION

Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	696		36.86	25,655
FFL	1ST FLOOR	696	696		184.57	128,459
PAT	PATIO	0	144		8.97	1,292
SFL	2ND FLOOR	626	626		184.57	115,540
	Ttl Gross Liv / Lease Area	1,322	2,162			270,946