

State Use 101
Print Date 11/22/2025 9:46:52 A

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																					
GALLAGHER CHRISTOPHER J GALLAGHER SHANNON K 39 PARKER ST EAST LONGMEADOW MA 01028 GIS ID F_393779_2844678				TOPO WET		EASEMENT		TRAFFIC		CORNER		Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW													
				DRAINAGE				VIEW		COMMUNITY		RESIDENTL.		101		482800		482,800															
												RES LAND		101		171800		171,800															
												RESIDENTL.		101		75200		75,200															
				SUPPLEMENTAL DATA																													
Alt Prcl ID SP Permit Chapter Land OC Dates 1/27/2016 In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																													
														Total		729,800		729,800															
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																	
GALLAGHER CHRISTOPHER J LIZLEE LLC CLARK THOMAS M AS TRUSTEE CLARK FRANKLYN E +,				25194 0398		10-18-2023		Q		I		770,000		00		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed	
				20819 0155		08-06-2015		U		I		217,000		1		2025		101		439,800		2024		101		309,400		2023		101		285,100	
				16630 0129		04-11-2007		U		I		1		1A				101		171,800				101		171,800				101		159,800	
				02136 0487		09-24-1952		U		I		0						101		71,000				101		71,000				101		55,100	
																Total		682,600		Total		552,200		Total		500,000							
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																APPRaised VALUE SUMMARY													
Nbhd		Nbhd Name				Tracing		Batch		Appraised BLDG. Value (Card)										482,800													
0001						101		MG		Appraised Xf (B) Value (Bldg)										0													
										Appraised Ob (B) Value (Bldg)										75,200													
										Appraised Land Value (Bldg)										171,800													
										Special Land Value										0													
										Total Appraised Parcel Value										729,800													
										Valuation Method										C													
										Adjustment																							
										Net Total Appraised Parcel Value										729,800													
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-25-162		03-25-2025		62		SOLAR		30,055		07-01-2025		0				39 PANELS RECK 6		07-01-2025						450		15		PERMIT VISIT					
201800840		03-08-2018		17		DECK		1,500		07-03-2018		100		07-03-2018		4X12		06-20-2018						333		15		PERMIT VISIT					
201702714		10-18-2017		13		BARN		62,350		07-03-2018		100		07-03-2018		36X48 W/LOFT		02-05-2016						317		3		MEAS+INSPCTD					
201502474		09-04-2015		4		ADDITION		70,000		02-05-2016		100				OC 1/27/16 EXTE		12-15-2005						311		14		INSPECTED					
																		06-30-2005						274		2		MEASURED					
																		02-15-2000						247		14		INSPECTED					
																		12-15-1999						247		2		MEASURED					
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				40,000	SF	3.12	1.200	7	LAND	1.00	MG	1.00	SHP2/TOP4		0	TRF2	0.9	1.000	3.37	134,800									
1	101	ONE FAM		RA				8.810	AC	7,000.00	1.000	0		0.60	MG	1.00			0			1.000	4,200	37,000									
Total Card Land Units								9.73	AC	Parcel Total Land Area: 9.73								Total Land Value								171,800							

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Central Vac	0	NO
Model	01	RESIDENTIAL	Basement Floor	12	CONCRETE
Grade	A	VERY GOOD	Bsmt Garage		
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	2	CONC BLOCK	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	2	PLASTER			0
Interior Wall 2	1	DRYWALL	COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate		139.83
Interior Floor 2			RCN		689,769
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built		1953
AC Type	03	FULL	Effective Year Built		1995
Bedrooms	4		Depreciation Code		GD
Full Baths	3		Remodel Rating		04
Half Baths	1		Year Remodeled		2016
Extra Fixtures	1		Depreciation %		30
Total Rooms	8		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style	G	GOOD	Cost Trend Factor		1
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition		70
Extra Kitchen St			RCNLD		482,800
FBM Sqft	696		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	1		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
32	BARN/LFT			L	1,72	25.00	2018	90	0.00	EX	E	1.75	68,000
22	WOOD DK			L	48	15.00	2018	60	0.00	AV	A	1.00	400
02	SHED/FR			L	360	12.00	2016	60	0.00	AV	A	1.00	2,600
40	LEAN-TO			L	312	8.00	2023	60	0.00	AV	A	1.00	1,500
40	LEAN-TO			L	312	8.00	2023	60	0.00	AV	A	1.00	1,500
40	LEAN-TO			L	120	8.00	2024	60	0.00	AV	A	1.00	600
40	LEAN-TO			L	120	8.00	2024	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	902		51.40	46,362	
FFL	1ST FLOOR	1,111	1,111		257.57	286,159	
GAR	GARAGE	0	391		102.76	40,181	
OFP	OPEN PORCH	0	44		23.42	1,030	
TQS	3/4 STORY	1,160	1,546		193.26	298,780	
WDK	WOOD DECK	0	336		51.36	17,257	
Ttl Gross Liv / Lease Area		2,271	4,330			689,769	

