

State Use 101
Print Date 11/24/2025 8:52:05 A

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT								1006 EAST LONGMEADOW							
CHEUNG CHARLES KWOK TAK KIT 52 LORI LN EAST LONGMEADOW MA 01028 GIS ID F_377594_2847087				TOPO WET		EASEMENT		TRAFFIC		CORNER		Description RESIDENTL. RES LAND		Code 101 101		Appraised 565500 114900		Assessed 565,500 114,900									
				DRAINAGE				VIEW		COMMUNITY																	
				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		680,400		680,400											
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)														
CHEUNG CHARLES CHEUNG YUK FAN QUINN,KEVIN T HASLEY,JOHN CHALMERS ENTERPRISES LLC,				20409 0056		08-29-2014		U	I	100		1A	Year	Code	Assessed		Year	Code	Assessed		Year	Code	Assessed				
				17540 0514		11-07-2008		U	I	435,000			2025	101	529,200		2024	101	489,700		2023	101	455,100				
				16463 0592		01-22-2007		U	I	481,000				101	114,900			101	114,900			101	104,500				
				15007 0512		05-06-2005		U	I	270,000		1															
				00000 0000				U		0			Total	644,100		Total		604,600		Total		559,600					
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 Appraised BLDG. Value (Card) 565,500 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 0 Appraised Land Value (Bldg) 114,900 Special Land Value 0 Total Appraised Parcel Value 680,400 Valuation Method C Adjustment Net Total Appraised Parcel Value 680,400									
ASSESSING NEIGHBORHOOD																											
Nbhd		Nbhd Name				Tracing				Batch																	
0001						101				MA																	
NOTES																		SUB DIV 975-SUB DIV 998									
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				
334		10-01-2006		2	DWELLING		250,000							OC 1/27/2007		07-30-2019					334	2	MEASURED				
																10-07-2011					317	3	MEAS+INSPCTD				
																12-12-2008					317	14	INSPECTED				
																01-24-2008					250	22	MAILER SENT				
																01-18-2008					317	15	PERMIT VISIT				
																01-18-2008					317	15	PERMIT VISIT				
																03-16-2007					311	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		RB				18,466 SF		6.22	1.000	5	LAND	1.00	MA	1.00			0			1.000	6.22		114,900		
Total Card Land Units								0.42 AC		Parcel Total Land Area: 0.42								Total Land Value								114,900	

Account # 6793

Bldg # 1

Card # 1 of 1

Print Date 11/24/2025 8:52:06 A

CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description
Central Vac	1	YES
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	110.70	
RCN	628,326	
Net Other Adj		
Year Built	2006	
Effective Year Built	2015	
Depreciation Code	GD	
Remodel Rating		
Year Remodeled		
Depreciation %	10	
Functional Obsol		
External Obsol		
Cost Trend Factor	1	
Condition		
% Complete		
Overall % Condition	90	
RCNLD	565,500	
Dep % Ovr		
Dep Ovr Comment		
Misc Imp Ovr		
Misc Imp Ovr Comment		
Cost to Cure Ovr		
Cost to Cure Ovr Comment		

[illegible]

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,686		30.27	51,035
FFL	1ST FLOOR	1,686	1,686		151.44	255,328
GAR	GARAGE	0	682		60.62	41,343
OFP	OPEN PORCH	0	171		15.06	2,574
SFL	2ND FLOOR	1,278	1,278		151.44	193,543
TQS	3/4 STORY	512	682		113.69	77,537
WDK	WOOD DECK	0	231		30.16	6,966
Ttl Gross Liv / Lease Area		3,476	6,416			628,322

