

State Use 101
Print Date 11/17/2025 10:53:59

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																									
CAMERON KELLY MULLEN WILLIAM M 48 WOOD AV EAST LONGMEADOW MA 01028 GIS ID F_374306_2855629												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW																		
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	141600		141,600																				
												RES LAND		101	82700		82,700																				
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	6600		6,600																				
				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		230,900		230,900																					
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																					
CAMERON KELLY MULLEN WILLIAM M MULLEN WILLIAM M MARTIN ROBERT F, SEELY PATRICK L + MARY O				26085	0357	10-28-2025	U	I			100	1A					Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed												
				24015	0479	07-22-2021	U	I			0	1			2025	101	128,300	2024	101	118,600	2023	101	109,100														
				11726	0108	06-29-2001	U	I			119,000		101	82,700		101	82,700		101	75,100																	
				09504	0412	05-31-1996	U	I			97,500		101	6,600		101	6,600		101	5,500																	
				03094	0561	02-25-1965	U	I			0																										
																Total		217,600	Total		207,900	Total		189,700													
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 BLDG. Value (Card) Appraised Xf (B) Value (Bldg) Appraised Ob (B) Value (Bldg) Appraised Land Value (Bldg) Special Land Value Total Appraised Parcel Value Valuation Method Adjustment Net Total Appraised Parcel Value																			
Nbhd		Nbhd Name				Tracing				Batch																											
0001						101				MF																											
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														
																		03-20-2024			334	2	MEASURED														
																		06-08-2017			317	14	INSPECTED														
																		06-02-2017			105	2	MEASURED														
																		04-15-2004			316	3	MEAS+INSPCTD														
																		05-13-1992			131	14	INSPECTED														
																		05-06-1992			107	22	MAILER SENT														
																		06-13-1990			131	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	RC				5,600 SF	19.42	0.760	3	LAND	1.00	MF	1.00			0		1.000	14.76	82,700																
																Total Card Land Units 0.13 AC Parcel Total Land Area: 0.13												Total Land Value 82,700									

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	02	BUNGALOW	Central Vac	0	NO
Model	01	RESIDENTIAL	Basement Floor	12	CONCRETE
Grade	C	AVERAGE	Bsmt Garage	0	
Stories	1.50	1 1/2 STORIES	Units	1	
Foundation	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	
Roof Structure	1	GABLE		Percentage	
Roof Cover	1	ASPHALT SH		100	
Interior Wall 1	2	PLASTER		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate	150.28	
Interior Floor 2	4	CARPET	RCN	224,831	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1945	
AC Type	01	NONE	Effective Year Built	1988	
Bedrooms	3		Depreciation Code	AG	
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	1		Depreciation %	37	
Total Rooms	6		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style	N	NONE	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	63	
Extra Kitchen St	N	NONE	RCNLD	141,600	
FBM Sqft	360		Dep % Ovr		
FBM Quality	1		Dep Ovr Comment		
FIN ATC Sqft			Misc Imp Ovr		
FIN ATC Quality			Misc Imp Ovr Comment		
Fireplaces	0		Cost to Cure Ovr		
WS Flues	0		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
03	GARAGE	OB	Outbuildi	L	280	32.00	1950	60	0.00	AV	A	1.00	5,400
19	PATIO			L	240	8.00	1980	60	0.00	AV	A	1.00	1,200

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	720		33.01	23,771
EFP	ENCL PORCH	0	40		82.54	3,301
FFL	1ST FLOOR	836	836		165.07	138,002
HST	HALF STORY	360	720		82.54	59,427
OFF	OPEN PORCH	0	15		22.01	330
Ttl Gross Liv / Lease Area		1,196	2,331			224,831

