

Property Location: 9 BROOK ST
Vision ID: 1760

Account #1796

Bldg #: 1 of 1

Bldg Name: Sec #: 1 of 1 Card 1 of 1

State Use: 101
Print Date: 11/25/2015 11:00

CURRENT OWNER

MCCARTHY WILLIAM T TR

9 BROOK ST

EAST LONGMEADOW, MA 01028

Additional Owners:

TOPO.

UTILITIES

1 TYPCL

STRT./ROAD

LOCATION

CURRENT ASSESSMENT

Description

RESIDENTL.

RES LAND

RESIDENTL.

Total

Code

101

101

101

172,400

Appraised Value

88,000

77,600

6,800

172,400

Assessed Value

88,000

77,600

6,800

172,400

SUPPLEMENTAL DATA

Other ID:

SP Permit

Chapter Land

OC Dates

In+Ex FY

Mailed

GIS ID: F_380825_2851389

Received

Prior ID

Owner Occ

Final Area

Current Ac.

ASSOC PID#

RECORD OF OWNERSHIP

MCCARTHY WILLIAM T TR

MCCARTHY WILLIAM T

HOUSMAN KATHLEEN A +

MCCARTHY ELEANORE C

BK-VOL/PAGE

20534/ 152

08824/ 0064

08339/ 0539

02242/ 0145

SALE DATE

12/15/2014

05/06/1994

02/18/1993

05/21/1953

q/u

U

U

U

U

v/i

I

I

I

I

SALE PRICE

43,514

1

1

0

V.C.

1A

J

A

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

2015

2015

2015

Total:

Code

101

101

101

Assessed Value

88,000

77,600

6,800

172,400

Yr.

2014

2014

2014

Total:

Code

B

L

O

Assessed Value

82,100

80,100

7,400

169,600

Yr.

2013

2013

2013

Total:

Code

B

L

O

Assessed Value

86,300

80,100

7,400

173,800

EXEMPTIONS

Year

Type

Description

Amount

Code

Description

Number

Amount

Comm. Int.

OTHER ASSESSMENTS

Year

Type

Description

Amount

Code

Description

Number

Amount

Comm. Int.

ASSESSING NEIGHBORHOOD

NBHD/ SUB

0001/A

NBHD Name

Street Index Name

Tracing

101

Batch

MA

NOTES

APPROAISED VALUE SUMMARY

Appraised Bldg. Value (Card)

Appraised XF (B) Value (Bldg)

Appraised OB (L) Value (Bldg)

Appraised Land Value (Bldg)

Special Land Value

Total Appraised Parcel Value

Valuation Method:

Adjustment:

Net Total Appraised Parcel Value

88,000

0

6,800

77,600

0

172,400

C

0

172,400

BUILDING PERMIT RECORD

Permit ID

Issue Date

Type

Description

Amount

Insp. Date

% Comp.

Date Comp.

Comments

VISIT/ CHANGE HISTORY

Date

Type

IS

ID

Cd.

Purpose/Result

05/06/2004

318

14

INSPECTED

03/22/2004

250

22

MAILER SENT

10/11/2003

274

2

MEASURED

04/07/1992

131

3

MEAS+INSPCTD

01/17/1992

107

22

MAILER SENT

LAND LINE VALUATION SECTION

B #

Use Code

Use Description

Zone

D

Front

Depth

Units

Unit Price

I. Factor

S.A.

Acre Disc

C. Factor

ST. Idx

Adj.

Notes- Adj

Special Pricing

S Adj Fact

Adj. Unit Price

Land Value

1

101

ONE FAM

RC

8,490 SF

9.14

1.0000

5

1.0000

1.00

MA

1.00

Spec Use

Spec Calc

1.00

9.14

77,600

Total Card Land Units:

0.19 AC

Parcel Total Land Area:

0.19 AC

Total Land Value:

77,600

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	06		COLONIAL	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	0		NO
Grade	C		AVERAGE	FBM Sqft			
Stories	2.50		2 1/2 STORIES	Int vs Ext	S		SAME
Foundation	2		CONC BLOCK	MIXED USE			
Exterior Wall 1	3		ALUMINUM	Code	Description		Percentage
Exterior Wall 2				101	ONE FAM		100
Roof Structure	1		GABLE	COST/MARKET VALUATION			
Roof Cover	1		ASPHALT SH				
Interior Wall 1	2		PLASTER				
Interior Wall 2							
Interior Floor 1	4		CARPET				
Interior Floor 2				Adj. Base Rate:		92.10	
Heat Fuel	2		GAS	Replace Cost		144,233	
Heat Type	5		STEAM	AYB		1926	
AC Type	01		NONE	EYB		1975	
Bedrooms	3			Dep Code		AV	
Full Baths	1			Remodel Rating			
Half Baths	0			Year Remodeled			
Extra Fixtures	0			Dep %		39	
Total Rooms	6			Functional Obslnc			
Bath Style	A		AVERAGE	External Obslnc			
Kitchen Style	A		AVERAGE	Cost Trend Factor		1	
Kitchens	1			Condition			
Extra Kitchens	0			% Complete			
Frame	1		WOOD	Overall % Cond		61	
Basement Floor				Apprais Val		88,000	
Bsmt Garage				Dep % Ovr		0	
Units	1			Dep Ovr Comment			
WS Flues				Misc Imp Ovr		0	
FBM Quality				Misc Imp Ovr Comment			
Fireplaces	1			Cost to Cure Ovr		0	
				Cost to Cure Ovr Comment			

OB-OUTBUILDING & YARD ITEMS(L) / XF-BUILDING EXTRA FEATURES(B)												
Code	Description	Sub	Sub Descript	L/B	Units	Unit Price	Yr	Gde	Dp Rt	Cnd	%Cnd	Apr Value
03	GARAGE	OB	Outbuilding	L	400	28.18	1926	A		AV	60	6,800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	624		18.45	11,513
EFP	ENCL PORCH	0	120		27.63	3,316
FFL	1ST FLOOR	654	654		92.10	60,235
OFF	OPEN PORCH	0	20		9.21	184
SFL	2ND FLOOR	624	624		92.10	57,472
UAT	UNFIN ATTC	0	624		18.45	11,513

Ttl. Gross Liv/Lease Area:		1,278	2,666	1,566		144,233
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