

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																				
MCCARTHY RYAN MCCARTHY JENNIFER 54 SOUTH BROOK RD EAST LONGMEADOW MA 01028 GIS ID F_386730_2840084												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW													
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	348700		348,700															
												RES LAND		101	124200		124,200															
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	10400		10,400															
				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						483,300		483,300														
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																
MCCARTHY RYAN SULLIVAN JOHN F, GARVEY,DANIEL P TRUSTEE FEDERAL DEPOSIT,INSURANCE CORPORA SOUTH MEADOWS INC,				20031		0002		09-25-2013		Q		I		410,000		00		Year		Code	Assessed		Year		Code	Assessed						
				13481		0234		08-12-2003		U		I		415,000				2019		101	339,200		2018		101	329,300		2017		101	320,400	
				10675		0500		03-05-1999		U		V		82,000		1				101	120,600				101	120,600				101	129,800	
				BK-10		0		12-31-1997		U		V		208,000		1L				101	10,400				101	10,400				101	10,400	
				06343		0440		12-30-1986		U		I		1		1B																
																Total		470200		Total		460300		Total		460600						
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		0.00																										
ASSESSING NEIGHBORHOOD																																
Nbhd				Nbhd Name				B				Tracing				Batch																
0001												101				NV																
NOTES																																
SUB DIV #588,589																																

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage	2	
Grade	B	GOOD	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2	16	STONE VENR	101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		72.49
Interior Floor 1	4	CARPET	RCN		387,400
Interior Floor 2	3	HARDWOOD	Net Other Adj		
Heat Fuel	2	GAS	Year Built		2001
Heat Type	1	FORCED H/A	Effective Year Built		2008
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	5		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		10
Extra Fixtures	2		Functional Obsol		
Total Rooms	10		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor		1
Half Bath Style	A	AVERAGE	Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition		90
Extra Kitchens	0		RCNLD		348,700
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
Fireplaces	2		Misc Imp Ovr Comment		
WS Flues			Cost to Cure Ovr		
Central Vac	1	YES	Cost to Cure Ovr Comment		
Frame	1	WOOD			

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
11	POOL I-V	OB	Outbuildi	L	512	29.00	2004	70	0.00	GD	A	1.00	10,400

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,757		20.80	36,553	
FFL	1ST FLOOR	1,757	1,757		104.14	182,974	
OFP	OPEN PORCH	0	35		11.90	417	
PAT	PATIO	0	560		5.21	2,916	
SFL	2ND FLOOR	958	958		104.14	99,766	
TQS	3/4 STORY	588	784		78.10	61,234	
WDK	WOOD DECK	0	240		14.75	3,541	
Ttl Gross Liv / Lease Area		3,303	6,091	3,720		387,400	

