

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
MCCABE PAUL R MCCABE LYNDAG 26 SCANTIC DR EAST LONGMEADOW MA 01028 GIS ID F_394796_2840288										Description RESIDNTL. RES LAND RESIDNTL. Total		Code 101 101 101 229,000		Appraised 112900 107000 9100 229,000		Assessed 112,900 107,000 9,100 229,000		1006 EAST LONGMEADOW											
				TOPO WET		EASEMENT		TRAFFIC												CORNER									
				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#																					
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
MCCABE PAUL R MCCABE PAUL R + LYNDAG, SNYDER EDWARD R + MCCARTHY				12098 0592		01-15-2002		U		I		1		1A		Year		Code		Assessed		Year		Code		Assessed			
				07978 0466		03-19-1992		U		I		125,000				2019		101		109,700		2018		101		110,000			
				06469 0044		04-30-1987		U		I		125,000						101		104,300				101		102,000			
				05676 0218		08-30-1984		U		I		71,500						101		9,100				101		8,800			
				Total												Total		223100		Total		223100		Total		218000			
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		MG																					
NOTES												Appraised BLDG. Value (Card)						112,900											
												Appraised Xf (B) Value (Bldg)						0											
												Appraised Ob (B) Value (Bldg)						9,100											
												Appraised Land Value (Bldg)						107,000											
												Special Land Value						0											
												Total Appraised Parcel Value						229,000											
												Valuation Method						C											
												Adjustment																	
												Net Total Appraised Parcel Value						229,000											
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	
126		06-16-2009		11		POOL		3,560				0				REPLACE EXISTIN		04-30-2018						333		2		MEASURED	
123		05-31-1996		MN		Manual Note		13,000								ADDITION		02-09-2010						316		15		PERMIT VISIT	
341		12-01-1994		MN		Manual Note		5,000								SID-WINDOW		05-26-2005						311		3		MEAS+INSPCTD	
																		01-03-2000						250		22		MAILER SENT	
																		11-18-1999						250		2		MEASURED	
																		12-31-1996						200		3		MEAS+INSPCTD	
																		02-14-1995						107		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		RA				25,000	SF	3.60	1.190	7	LAND	1.00	MG	1.00				0			1.000	4.28	107,000				
Total Card Land Units								0.574	AC	Parcel Total Land Area: 0.5739				Total Land Value								107,000							

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	
Roof Structure	1	GABLE		100	
Roof Cover	1	ASPHALT SH		0	
Interior Wall 1	1	DRYWALL		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate	96.67	
Interior Floor 2	3	HARDWOOD	RCN	179,220	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1960	
AC Type	03	FULL	Effective Year Built	1981	
Bedrooms	3		Depreciation Code	AG	
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %	37	
Total Rooms	6		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	63	
Extra Kitchen St			RCNLD	112,900	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	0		Misc Imp Ovr		
WS Flues			Misc Imp Ovr Comment		
Central Vac	0	NO	Cost to Cure Ovr		
Frame	1	WOOD	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	440	28.18	1960	60	0.00	AV	A	1.00	7,400
07	POOL A-C	OB	Outbuildi	L	24	69.00	2009	60	0.00	AV	A	1.00	1,000
22	WOOD DK			L	48	9.20	1999	60	0.00	AV	A	1.00	300
02	SHED/FR			L	80	7.48	2010	60	0.00	AV	A	1.00	400

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,040		21.53	22,389	
CFL	CATHEDRAL CE	320	320		111.00	35,521	
FFL	1ST FLOOR	1,062	1,062		107.64	114,313	
OPF	OPEN PORCH	0	15		14.35	215	
WDK	WOOD DECK	0	450		15.07	6,781	
Ttl Gross Liv / Lease Area		1,382	2,887	1,665		179,220	

