

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW											
MCCANDLISH EDWARD C MCCANDLISH CHRISTIANNE F 75 FAIRVIEW STREET EAST LONGMEADOW MA 01028		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed												
						RESIDNTL.	101	131800	131,800												
						RES LAND	101	85500	85,500												
		DRAINAGE		VIEW	COMMUNITY																
SUPPLEMENTAL DATA						Total				217,300	217,300										
GIS ID F_379407_2854492		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)													
MCCANDLISH EDWARD C MCDONAGH JEROME W + COLLEEN B, CRUZ DOMINGA TORRES STEPHEN CALO DOMINGAA		16895	0018	08-29-2007	U	I	215,000	1 1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed				
		09960	0081	08-12-1997	U	I	117,000		2020	101	125,100	2019	101	121,800	2018	101	112,800				
		09828	0480	04-16-1997	U	I	96,602			101	85,500		101	83,000		101	83,000				
		07167	0326	05-15-1989	U	I	130,000														
		07105	0241	02-27-1989	U	I	1		Total		210600	Total		204800	Total		195800				
EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor													
Year	Code	Description	Amount	Code	Description	YEAR	Amount											Comm Int			
									APPRaised VALUE SUMMARY Appraised BLDG. Value (Card)131,800 Appraised Xf (B) Value (Bldg)0 Appraised Ob (B) Value (Bldg)0 Appraised Land Value (Bldg)85,500 Special Land Value0 Total Appraised Parcel Value217,300 Valuation MethodC Adjustment Net Total Appraised Parcel Value217,300												
Total			0.00																		
ASSESSING NEIGHBORHOOD																					
Nbhd		Nbhd Name		B		Tracing		Batch													
0001						101		MA													
NOTES																					
SUB DIV # 565 + 573																					
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						
201802222	06-22-2018	7	REMODEL	7,500	05-22-2019	100	05-22-2019	BATH NVC		05-22-2019			334	15	PERMIT VISIT						
282	10-22-2003	12	REROOF	1,700				NVC		12-29-2016			317	2	MEASURED						
										05-28-2004			319	14	INSPECTED						
										03-22-2004			316	2	MEASURED						
										01-27-2004			311	15	PERMIT VISIT						
										04-24-1992			131	3	MEAS+INSPCTD						
										04-02-1992			107	22	MAILER SENT						
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				11,738 SF	7.28	1.000	5	LAND	1.00	MA	1.00			0		1.000	7.28	85,500
Total Card Land Units							0.269	AC	Parcel Total Land Area:				0.2695	Total Land Value							85,500

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	Percentage
Exterior Wall 2			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		96.15
Interior Floor 1	4	CARPET	RCN		209,233
Interior Floor 2			Net Other Adj		
Heat Fuel	2	GAS	Year Built		1960
Heat Type	3	FORCED H/W	Effective Year Built		1981
AC Type	01	NONE	Depreciation Code		AG
Bedrooms	2		Remodel Rating		
Full Baths	1		Year Remodeled		
Half Baths	1		Depreciation %		37
Extra Fixtures	0		Functional Obsol		
Total Rooms	4		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style	A	AVERAGE	Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		63
Extra Kitchens	0		RCNLD		131,800
Extra Kitchen St			Dep % Ovr		
FBM Sqft	1056		Dep Ovr Comment		
FBM Quality	1		Misc Imp Ovr		
Fireplaces	1		Misc Imp Ovr Comment		
WS Flues			Cost to Cure Ovr		
Central Vac	0	NO	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

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,320		22.67	29,923	
FFL	1ST FLOOR	1,320	1,320		113.34	149,614	
GAR	GARAGE	0	550		45.34	24,936	
OFP	OPEN PORCH	0	132		11.16	1,473	
PAT	PATIO	0	184		5.54	1,020	
STG	STORAGE	0	50		45.34	2,267	
Ttl Gross Liv / Lease Area		1,320	3,556	1,846		209,233	

