

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																							
MCGOWAN THOMAS M JR 2 LAURENCE LN EAST LONGMEADOW MA 01028 GIS ID F_388058_2845058 Mailed										Description RESIDENTL. RES LAND		Code 101 101		Appraised 153600 111200		Assessed 153,600 111,200		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#																											
												Total		264,800		264,800																			
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																			
MCGOWAN THOMAS M JR MCGOWAN THOMAS M JR MCGOWAN THOMAS M SR LE MCGOWAN THOMAS M MURPHY KAREN M				23443		571		09-28-2020		U		I		143,000		1A		Year 2020		Code 101 101		Assessed 145,500 111,200		Year 2019		Code 101 101		Assessed 141,500 107,800		Year 2018		Code 101 101		Assessed 130,800 107,800	
				22094		0580		03-15-2018		U		I		100		1A																			
				21524		0440		01-06-2017		U		I		100		1A																			
				20754		0378		06-19-2015		Q		I		252,400		00																			
				06734		0381		01-15-1988		U		I		170,000																					
																		Total		256700		Total		249300		Total		238600							
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																																			

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	12	BOARD+BATT	Code	Description	Percentage
Exterior Wall 2	8	BRICK 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		89.27
Interior Floor 1	3	HARDWOOD	RCN		264,831
Interior Floor 2	4	CARPET	Net Other Adj		
Heat Fuel	1	OIL	Year Built		1953
Heat Type	3	FORCED H/W	Effective Year Built		1981
AC Type	01	NONE	Depreciation Code		AG
Bedrooms	3		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %		37
Extra Fixtures	1		Functional Obsol		
Total Rooms	6		External Obsol		5
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		58
Extra Kitchens	0		RCNLD		153,600
Extra Kitchen St			Dep % Ovr		
FBM Sqft	420		Dep Ovr Comment		
FBM Quality	1		Misc Imp Ovr		
Fireplaces	2		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	1,096		20.39	22,350	
FFL	1ST FLOOR	1,734	1,734		102.05	176,962	
GAR	GARAGE	0	1,292		40.84	52,762	
OFP	OPEN PORCH	0	28		10.93	306	
WDK	WOOD DECK	0	870		14.31	12,451	
Ttl Gross Liv / Lease Area		1,734	5,020	2,595		264,831	

