

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																						
MCCARTHY PETER P MCCARTHY JOYCE B 61 MARCI AVE EAST LONGMEADOW MA 01028 GIS ID F_389951_2852330												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW															
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	232800		232,800																	
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	114400		114,400																	
				SUPPLEMENTAL DATA												Total		347,200		347,200														
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)																					
MCCARTHY PETER P GONDELA PETER P				07377 04571		0122 0332		01-29-1990 04-06-1978		U U	I I	1 0		1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed											
															2020	101 101	223,600 114,400	2019	101 101	217,500 111,000	2018	101 101	203,700 111,000											
				Total												338000	Total	328500	Total	314700														
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			NG																							
NOTES																																		
FY14 ABT GRANTED																Appraised BLDG. Value (Card) 232,800 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 0 Appraised Land Value (Bldg) 114,400 Special Land Value 0 Total Appraised Parcel Value 347,200 Valuation Method C Adjustment Net Total Appraised Parcel Value 347,200																		
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									
																		01-10-2014 04-18-2008 07-31-2001 03-18-1992 04-19-1990 01-13-1981		01			317 317 247 131 131 500	3 3 3 3 15 3	MEAS+INSPCTD MEAS+INSPCTD MEAS+INSPCTD MEAS+INSPCTD PERMIT VISIT MEAS+INSPCTD									
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				30,748 SF		3	1.240	8	LAND	1.00	NG	1.00			0			1.000		3.72		114,400								
Total Card Land Units																0.706		AC	Parcel Total Land Area: 0.7059				Total Land Value										114,400	

Property Location 61 MARCI AV
Vision ID 4742

Account # 4815

Map ID 61/ 47/ 34/ /
Bldg # 1

Bldg Name
Sec # 1 of 1

Card # 1 of 1

State Use 101
Print Date 11-03-2020 8:25:10 P

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	B	GOOD	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	2	CLAPBOARD	Code	Description	
Exterior Wall 2	8	BRICK VENR	101	ONE FAM	Percentage
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		90.84
Interior Floor 2			RCN		310,462
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built		1978
AC Type	03	FULL	Effective Year Built		1993
Bedrooms	4		Depreciation Code		GD
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	1		Depreciation %		25
Total Rooms	8		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style	A	AVERAGE	Cost Trend Factor		1
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition		75
Extra Kitchen St			RCNLD		232,800
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	1		Misc Imp Ovr		
WS Flues			Misc Imp Ovr Comment		
Central Vac	1	YES	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

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,096		25.47	27,911	
FFL	1ST FLOOR	1,108	1,108		127.45	141,212	
GAR	GARAGE	0	506		50.88	25,744	
OPF	OPEN PORCH	0	80		12.74	1,020	
SFL	2ND FLOOR	850	850		127.45	108,330	
WDK	WOOD DECK	0	352		17.74	6,245	
Ttl Gross Liv / Lease Area		1,958	3,992	2,436		310,462	

