

State Use 101
Print Date 11/3/2021 3:19:11 PM

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																									
MCLEOD MATTHEW C 15 ANNE ST EAST LONGMEADOW MA 01028 GIS ID F_380434_2854774												Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW																	
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101		99500		99,500																			
												RES LAND		101		91800		91,800																			
				DRAINAGE				VIEW		COMMUNITY		RESIDENTL.		101		5400		5,400																			
				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		196,700		196,700																			
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																					
MCLEOD MATTHEW C NASMAN RICHARD E, NASMAN ERIC E ,				19546		0291		11-15-2012		U		I		179,900		00		Year		Code		Assessed		Year		Code		Assessed		Year		Code		Assessed			
				18782		0312		05-24-2011		U		I		100		1A		2021		101		95,400		2020		101		90,400		2019		101		88,000			
				02245		0015		06-04-1953		U		I		0						101		85,100				101		85,100				101		82,500			
																				101		5,400				101		5,400				101		5,400			
				Total		0.00												Total		185,900		Total		180,900		Total		175,900									
EXEMPTIONS						OTHER ASSESSMENTS										This signature acknowledges a visit by a Data Collector or Assessor																					
Year		Code		Description		Amount		Code		Description		YEAR		Amount												Comm Int											
				ASSESSING NEIGHBORHOOD																																	
Nbhd		Nbhd Name		B		Tracing		Batch																													
0001						101		MA																													
NOTES																																					
																		Appraised BLDG. Value (Card)										99,500									
																		Appraised Xf (B) Value (Bldg)										0									
																		Appraised Ob (B) Value (Bldg)										5,400									
																		Appraised Land Value (Bldg)										91,800									
																		Special Land Value										0									
Total Appraised Parcel Value																		196,700																			
Valuation Method																		C																			
Adjustment																																					
Net Total Appraised Parcel Value																		196,700																			
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									
202100282		01-22-2021		91		INSULATION		2,476		05-22-2018		0		11-01-2017		SOLAR ON GARAG		05-22-2018						400		15		PERMIT VISIT									
201702431		09-14-2017		62		SOLAR		14,421				100						09-26-2014						317		2		MEASURED									
																		11-20-2003						274		3		MEAS+INSPCTD									
																		05-23-1980						500		3		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	RC				10,687	SF	8.59	1.000	5	LAND	1.00	MA	1.00		0		1.000	8.59	91,800																
Total Card Land Units							0.25	AC	Parcel Total Land Area: 0.25							Total Land Value							91,800														

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor	4	CARPET
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		114.75
Interior Floor 1	4	CARPET	RCN		174,570
Interior Floor 2			Net Other Adj		
Heat Fuel	2	GAS	Year Built		1953
Heat Type	1	FORCED H/A	Effective Year Built		1975
AC Type	03	FULL	Depreciation Code		AV
Bedrooms	2		Remodel Rating		
Full Baths	1		Year Remodeled		
Half Baths	0		Depreciation %		43
Extra Fixtures	1		Functional Obsol		
Total Rooms	6		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		57
Extra Kitchens	0		RCNLD		99,500
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			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
03	GARAGE	OB	Outbuildi	L	308	28.18	1955	60	0.00	AV	A	1.00	5,200
02	SHED/FR			L	36	7.48	1955	60	0.00	AV	A	1.00	200
SOL	Solar Panels	EX	Extra Fea	B	1	0.00	1975	57	1.00			0.00	0

BUILDING SUB-AREA SUMMARY SECTION

Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	960		26.39	25,334
FFL	1ST FLOOR	1,128	1,128		131.95	148,840
OFF	OPEN PORCH	0	32		12.37	396
	Ttl Gross Liv / Lease Area	1,128	2,120	1,323		174,570

