

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT															
MCCARTHY RYAN MCCARTHY JENNIFER 54 SOUTH BROOK RD EAST LONGMEADOW MA 01028 GIS ID F_386730_2840084												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW								
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	415200		415,200										
												RES LAND		101	131800		131,800										
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	10400		10,400										
				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		557,400		557,400											
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)											
MCCARTHY RYAN SULLIVAN JOHN F, GARVEY,DANIEL P TRUSTEE FEDERAL DEPOSIT,INSURANCE CORPORA SOUTH MEADOWS INC,				20031		0002		09-25-2013		Q		I		410,000		00		Year		Code	Assessed		Year		Code	Assessed	
				13481		0234		08-12-2003		U		I		415,000				2022		101	379,000		2021		101	363,400	
				10675		0500		03-05-1999		U		V		82,000		1				101	133,800				101	124,200	
				BK-10		0000		12-31-1997		U		V		208,000		1L				101	10,400				101	10,400	
				06343		0440		12-30-1986		U		I		1		1B											
																Total		523,200		Total		498,000		Total		483,300	
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				Tracing				Batch															
0001								101				NV															
NOTES																											
SUB DIV #588,589																											

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage	2	
Grade	B	GOOD	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2	16	STONE 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	90.74	
Interior Floor 2	3	HARDWOOD	RCN	471,775	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	2001	
AC Type	03	FULL	Effective Year Built	2009	
Bedrooms	5		Depreciation Code	GD	
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	2		Depreciation %	12	
Total Rooms	10		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style	A	AVERAGE	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	88	
Extra Kitchen St			RCNLD	415,200	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	2		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
11	POOL I-V	OB	Outbuildi	L	512	29.00	2004	70	0.00	GD	A	1.00	10,400

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,757		25.24	44,347	
FFL	1ST FLOOR	1,757	1,757		126.35	221,989	
OFP	OPEN PORCH	0	35		14.44	505	
PAT	PATIO	0	560		6.32	3,538	
SFL	2ND FLOOR	958	958		126.35	121,039	
TQS	3/4 STORY	588	784		94.76	74,291	
WDK	WOOD DECK	0	240		25.27	6,065	
Ttl Gross Liv / Lease Area		3,303	6,091			471,775	

