

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT								1006 EAST LONGMEADOW										
CAVANAUGH DONALD J CAVANAUGH JANE A 112 FERNWOOD DR EAST LONGMEADOW MA 01028 GIS ID F_388946_2850340												Description		Code	Appraised		Assessed													
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	209100		209,100													
												RES LAND		101	139000		139,000													
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	800		800													
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								348,900								348,900														
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)														
CAVANAUGH DONALD J				04449	0159	07-11-1977	U	I	0		Year		Code	Assessed	Year		Code	Assessed	Year		Code	Assessed								
											2022	101	187,300	2021	101	179,600	2020	101	170,500											
												101	125,400		101	116,200		101	116,200											
												101	800		101	800		101	12,100											
Total		313,500		Total		296,600		Total		298,800																				
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																								APPRAISED VALUE SUMMARY						
Nbhd		Nbhd Name				Tracing		Batch		Appraised BLDG. Value (Card) 209,100 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 800 Appraised Land Value (Bldg) 139,000 Special Land Value 0 Total Appraised Parcel Value 348,900 Valuation Method C Adjustment Net Total Appraised Parcel Value 348,900																				
0001						101		MG																						
NOTES																														
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		
202000432		02-06-2020		5		DEMOLITION		5,000		04-29-2020		100		04-29-2020		FILL IN BUILT IN PO		04-29-2020						400		15		PERMIT VISIT		
202000294		01-24-2020		91		INSULATION		5,301		04-29-2020		100		04-29-2020		ENTRY DOOR		04-20-2017						317		15		PERMIT VISIT		
201502930		11-30-2015		9		ALTERATION		1,225		04-20-2017		100		04-20-2017				04-08-2016						317		15		PERMIT VISIT		
201500354		02-17-2015		62		SOLAR		16,000		04-17-2015		100		04-08-2016				04-17-2015						317		15		PERMIT VISIT		
37		03-07-2002		1		PORCH		31,000				0				SUNROOM SHED		06-21-2007						311		14		INSPECTED		
83		01-01-1985		MN		Manual Note												06-14-2007						311		2		MEASURED		
																		02-13-2003						274		15		PERMIT VISIT		
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				40,000	SF	2.84	1.200	7	LAND	1.00	MG	1.00								1.000	3.41		136,400			
1	101	ONE FAM		RA				0.370	AC	7,000.00	1.000	0		1.00	MG	1.00								1.000	7,000		2,600			
Total Card Land Units								1.29	AC	Parcel Total Land Area: 1.29								Total Land Value												139,000

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+	AVG. (+)	#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	2	PLASTER	COST / MARKET VALUATION		
Interior Wall 2	4	SOLID WOOD	Adj Base Rate		111.42
Interior Floor 1	4	CARPET	RCN		298,748
Interior Floor 2	3	HARDWOOD	Net Other Adj		
Heat Fuel	1	OIL	Year Built		1958
Heat Type	3	FORCED H/W	Effective Year Built		1991
AC Type	01	NONE	Depreciation Code		GD
Bedrooms	3		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	0		Depreciation %		30
Extra Fixtures	0		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		70
Extra Kitchens	0		RCNLD		209,100
Extra Kitchen St			Dep % Ovr		
FBM Sqft	938		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
02	SHED/FR			L	80	7.48	1985	70	0.00	GD	A	1.00	400
02	SHED/FR			L	96	7.48	1986	60	0.00	AV	A	1.00	400
SOL	Solar Panels	EX	Extra Fea	B	1	0.00	1988	70	1.00			0.00	0

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	1,340		27.91	37,396
EFP	ENCL PORCH	0	153		70.22	10,744
FFL	1ST FLOOR	1,556	1,556		139.54	217,119
GAR	GARAGE	0	528		55.76	29,442
OPF	OPEN PORCH	0	160		13.95	2,233
WDK	WOOD DECK	0	64		28.34	1,814
Ttl Gross Liv / Lease Area		1,556	3,801			298,748

