

State Use 101
Print Date 12-13-2022 12:55:55

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																													
MCADOO DOUGLAS G MCADOO SARAH P 33 PONDVIEW DR EAST LONGMEADOW MA 01028 GIS ID F_386184_2856574												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW																						
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	660900		660,900																								
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	178900		178,900																								
												RESIDNTL.		101	3900		3,900																								
				SUPPLEMENTAL DATA																																					
				Alt Prcl ID SP Permit Chapter Land OC Dates 6/7/2018 In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#						843,700		843,700																									
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																									
MCADOO DOUGLAS G JOSEPH CHAPDELAINE + SONS INC EAST LONGMEADOW GROUP INVENTORS EAST LONGMEADOW GROUP ,INVENTORS EAST LONGMEADOW RETIREMENTLLC ,FA				21777		0558		07-24-2017		U		V		134,900		1P		Year		Code	Assessed	Year	Code	Assessed	Year	Code	Assessed														
				20151		0213		12-30-2013		U		V		250,000		1V		2022		101	598,900	2021	101	575,700	2020	101	553,400														
				19822		0560		05-16-2013		U		V		1		1F				101	183,700		101	170,100		101	170,100														
				19427		0250		09-04-2012		U		I		1		1B																									
				16116		0294		08-09-2006		U		V		1,350,000		1				Total	782,600	Total	745,800	Total	723,500																
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										APPRAISED VALUE SUMMARY																									
Nbhd		Nbhd Name						Tracing				Batch				Appraised BLDG. Value (Card)								660,900																	
0001								130				MG				Appraised Xf (B) Value (Bldg)								0																	
																Appraised Ob (B) Value (Bldg)								3,900																	
																Appraised Land Value (Bldg)								178,900																	
																Special Land Value								0																	
																Total Appraised Parcel Value								843,700																	
																Valuation Method								C																	
																Adjustment																									
																Net Total Appraised Parcel Value								843,700																	
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													
201702384		09-15-2017		2		DWELLING		640,000		06-07-2018		100		06-07-2018		3673 SF W/3 CAR G		06-07-2018						400		25		OC 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		1.550		2		LAND		1.00		NS		1.00				0		1.000		4.4		176,000	
1		101		ONE FAM		RA								0.830		AC		7,000.00		1.000		0				0.50		NV		1.00		WET3		0		1.000		3,500		2,900	
Total Card Land Units														1.75		AC		Parcel Total Land Area: 1.75										Total Land Value										178,900			

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	A-	V 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	
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	3	HARDWOOD	Adj Base Rate	82.69	
Interior Floor 2	6	CERAMIC TL	RCN	674,394	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	2017	
AC Type	03	FULL	Effective Year Built	2019	
Bedrooms	4		Depreciation Code	GD	
Full Baths	4		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	4		Depreciation %	2	
Total Rooms	10		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style	G	GOOD	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens			Overall % Condition	98	
Extra Kitchen St			RCNLD	660,900	
FBM Sqft	1460		Dep % Ovr		
FBM Quality	5		Dep Ovr Comment		
Fireplaces	1		Misc Imp Ovr		
WS Flues			Misc Imp Ovr Comment		
Central Vac			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
02	SHED/FR			L	192	7.48	2021	70	0.00	GD	G	1.25	1,300
19	PATIO			L	512	5.75	2021	70	0.00	GD	G	1.25	2,600

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,866		28.84	53,819	
CFL	CATHEDRAL CE	280	280		148.41	41,554	
FFL	1ST FLOOR	1,586	1,586		144.29	228,838	
GAR	GARAGE	0	826		57.64	47,614	
HST	HALF STORY	391	782		72.14	56,416	
OPF	OPEN PORCH	0	184		14.11	2,597	
SFL	2ND FLOOR	1,630	1,630		144.29	235,187	
WDK	WOOD DECK	0	288		29.06	8,369	
Ttl Gross Liv / Lease Area		3,887	7,442			674,394	

