

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT								1006 EAST LONGMEADOW													
MCMAHON WILLIAM J + BRENDA C 85 THOMPCKINS AV EAST LONGMEADOW MA 01028 GIS ID F_379375_2856510												Description		Code	Appraised		Assessed																
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	195200		195,200																
												RES LAND		101	113100		113,100																
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	3600		3,600																
				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		311,900		311,900																	
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																	
MCMAHON WILLIAM J + BRENDA C MCMAHON WILLIAM J BOYD ALMA R BOYD				11389 0284		11-30-2000		U		I		1		1A		Year		Code	Assessed	Year	Code	Assessed	Year	Code	Assessed								
				09679 0585		11-08-1996		U		I		120,000				2023		101	179,300	2022	101	158,300	2021	101	151,900								
				06845 0203		05-24-1988		U		I		1		1A				101	102,900		101	93,600		101	86,700								
				05712 0116		11-06-1984		U		I		0		1A				101	2,600		101	2,600		101	2,600								
														Total		284,800		Total		254,500		Total		241,200									
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																																	
ASSESSING NEIGHBORHOOD																																	
Nbhd		Nbhd Name		Tracing				Batch				Appraised BLDG. Value (Card) 195,200 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 3,600 Appraised Land Value (Bldg) 113,100 Special Land Value 0 Total Appraised Parcel Value 311,900 Valuation Method C Adjustment Net Total Appraised Parcel Value 311,900																					
0001				101				MA																									
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									
B-23-778		10-30-2023		21	SIDING		25,000				0				23 PANELS WDSTOVE WITH E		12-22-2016					317	2	MEASURED									
B-23-564		08-15-2023		62	SOLAR		43,000				0						05-28-2004					319	14	INSPECTED									
202200210		01-14-2022		20	WOOD STOVE		3,000		01-28-2022		100		01-28-2022				04-05-2004					250	22	MAILER SENT									
																	03-24-2004					316	2	MEASURED									
																	07-22-1992					131	14	INSPECTED									
															04-01-1992					107	22	MAILER SENT											
															09-28-1990					131	2	MEASURED											
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				15,000	SF	7.54	1.000	5	LAND	1.00		MA	1.00				0			1.000	7.54	113,100							
																		Total Card Land Units 0.34 AC Parcel Total Land Area: 0.34								Total Land Value 113,100							

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor		
Model	01	RESIDENTIAL	Bsmt Garage	1	
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	1	WOOD SHING	Code	Description	
Exterior Wall 2			101	ONE FAM	
Roof Structure	1	GABLE		100	
Roof Cover	1	ASPHALT SH		0	
Interior Wall 1	2	PLASTER		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate	116.01	
Interior Floor 2	3	HARDWOOD	RCN	342,435	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1951	
AC Type	03	FULL	Effective Year Built	1978	
Bedrooms	4		Depreciation Code	AV	
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %	43	
Total Rooms	7		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	57	
Extra Kitchen St			RCNLD	195,200	
FBM Sqft	662		Dep % Ovr		
FBM Quality	1		Dep Ovr Comment		
Fireplaces	2		Misc Imp Ovr		
WS Flues	1		Misc Imp Ovr Comment		
Central Vac	0	NO	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
19	PATIO			L	640	8.00	1995	70	0.00	GD	A	1.00	3,600

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,324		26.38	34,929	
CFL	CATHEDRAL CE	168	168		135.73	22,803	
EPF	ENCL PORCH	0	216		65.90	14,235	
FFL	1ST FLOOR	1,156	1,156		131.81	152,369	
OPF	OPEN PORCH	0	32		12.36	395	
TQS	3/4 STORY	650	867		98.82	85,675	
UTQ	UNFIN TQS	0	289		59.29	17,135	
WDK	WOOD DECK	0	566		26.31	14,894	
Ttl Gross Liv / Lease Area		1,974	4,618			342,435	

