

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
MCLEAN JAMES MCLEAN SHARON M 30 CEDAR HILL RD EAST LONGMEADOW MA 01028 GIS ID F_378465_2851412												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW										
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	152200		152,200												
												RES LAND		101	110400		110,400												
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	1600		1,600												
				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		264,200		264,200													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
MCLEAN JAMES FORTUNE GARY P + CHERYL E				07748		0248		07-08-1991		U		I		125,500				Year		Code	Assessed	Year		Code	Assessed	Year		Code	Assessed
				05551		0001		12-30-1983		U		I		64,500				2023		101	139,600	2022		101	125,000	2021		101	119,800
																		101		100,300			101	91,200			101	84,400	
																				101		1,300			101	1,300			101
				Total												241,200		Total		217,500		Total		205,500					
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																													
ASSESSING NEIGHBORHOOD																													
Nbhd		Nbhd Name				Tracing				Batch																			
0001						101				MA																			
NOTES																													
																Appraised BLDG. Value (Card)										152,200			
																Appraised Xf (B) Value (Bldg)										0			
																Appraised Ob (B) Value (Bldg)										1,600			
																Appraised Land Value (Bldg)										110,400			
																Special Land Value										0			
																Total Appraised Parcel Value										264,200			
																Valuation Method										C			
																Adjustment													
																Net Total Appraised Parcel Value										264,200			
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					
201902559 191		08-01-2019 07-29-2003		21 7	SIDING REMODEL		10,300 16,900		07-07-2020		100		07-07-2020		OC 9/25/2003		07-07-2020 11-03-2016 04-02-2004 03-05-2004 02-03-2004 04-01-1992 07-25-1991					400 317 250 311 311 107 131	15 2 22 2 14 22 2	PERMIT VISIT MEASURED MAILER SENT MEASURED INSPECTED MAILER SENT 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				9,018	SF	12.24		1.000	5	LAND	1.00	MA	1.00				0		1.000	12.24	110,400				
Total Card Land Units								0.21	AC	Parcel Total Land Area: 0.21								Total Land Value										110,400	

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	AVERAGE	#Heat Sys	1.00	
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			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	135.77	
Interior Floor 2			RCN	241,629	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1965	
AC Type	03	FULL	Effective Year Built	1984	
Bedrooms	3		Depreciation Code	AG	
Full Baths	1		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	0		Depreciation %	37	
Total Rooms	6		Functional Obso		
Bath Style	A	AVERAGE	External Obso		
Half Bath Style	A	AVERAGE	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	63	
Extra Kitchen St			RCNLD	152,200	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	1		Misc Imp Ovr		
WS Flues			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
07	POOL A-C	OB	Outbuildi	L	21	69.00	2003	60	0.00	AV	A	1.00	900
02	SHED/FR			L	96	12.00	2000	60	0.00	AV	A	1.00	700

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,120		30.30	33,934	
FFL	1ST FLOOR	1,288	1,288		151.49	195,121	
WDK	WOOD DECK	0	415		30.30	12,574	
Ttl Gross Liv / Lease Area		1,288	2,823			241,629	

