

State Use 101
Print Date 11/14/2023 12:05:36

CURRENT OWNER				TOPO TYPE			UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																					
MCCABE PAUL R MCCABE LYNDA G 26 SCANTIC DR EAST LONGMEADOW MA 01028 GIS ID F_394796_2840288														Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW													
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDENTL.		101	153200		153,200																	
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	141300		141,300																	
												RESIDENTL.		101	10400		10,400																	
				SUPPLEMENTAL DATA																														
Alt Prcl ID						Received																												
SP Permit						NIA																												
Chapter Land						Field 8																												
OC Dates						Field 9																												
In+Ex FY						Field 10																												
Mailed						Assoc Pid#								Total		304,900		304,900																
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																		
MCCABE PAUL R MCCABE PAUL R + LYNDA G, SNYDER EDWARD R + MCCARTHY				12098	0592	01-15-2002	U	I	1		1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed														
				07978	0466	03-19-1992	U	I	125,000		2023	101	140,100	2022	101	124,800	2021	101	119,400															
				06469	0044	04-30-1987	U	I	125,000		101	128,500	101	115,800	101	107,000																		
				05676	0218	08-30-1984	U	I	71,500		101	9,100	101	9,100	101	9,100																		
				Total										277,700		Total		249,700		Total		235,500												
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																APPRAISED VALUE SUMMARY																		
Nbhd		Nbhd Name				Tracing				Batch																								
0001						101				MG																								
NOTES																																		
																Appraised BLDG. Value (Card)										153,200								
																Appraised Xf (B) Value (Bldg)										0								
																Appraised Ob (B) Value (Bldg)										10,400								
																Appraised Land Value (Bldg)										141,300								
																Special Land Value										0								
Total Appraised Parcel Value																304,900																		
Valuation Method																C																		
Adjustment																																		
Net Total Appraised Parcel Value																304,900																		
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										
126		06-16-2009		11	POOL		3,560				0				REPLACE EXISTIN		04-30-2018					333	2	MEASURED										
123		05-31-1996		MN	Manual Note		13,000								ADDITION		02-09-2010					316	15	PERMIT VISIT										
341		12-01-1994		MN	Manual Note		5,000								SID-WINDOW		05-26-2005					311	3	MEAS+INSPECTD										
																	01-03-2000					250	22	MAILER SENT										
																	11-18-1999					250	2	MEASURED										
																	12-31-1996					200	3	MEAS+INSPECTD										
																	02-14-1995					107	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				25,000	SF	4.71	1.200	7	LAND	1.00	MG	1.00			0			1.000	5.65	141,300										
Total Card Land Units																0.57	AC	Parcel Total Land Area: 0.57										Total Land Value						141,300

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		Percentage
Exterior Wall 2			101	ONE FAM		100
Roof Structure	1	GABLE				0
Roof Cover	1	ASPHALT SH				0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION			
Interior Wall 2			Adj Base Rate		132.91	
Interior Floor 1	4	CARPET	RCN		243,148	
Interior Floor 2	3	HARDWOOD	Net Other Adj			
Heat Fuel	2	GAS	Year Built		1960	
Heat Type	1	FORCED H/A	Effective Year Built		1984	
AC Type	03	FULL	Depreciation Code		AG	
Bedrooms	3		Remodel Rating			
Full Baths	1		Year Remodeled			
Half Baths	0		Depreciation %		37	
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		63	
Extra Kitchens	0		RCNLD		153,200	
Extra Kitchen St			Dep % Ovr			
FBM Sqft			Dep Ovr Comment			
FBM Quality			Misc Imp Ovr			
Fireplaces	0		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
03	GARAGE	OB	Outbuildi	L	440	32.00	1960	60	0.00	AV	A	1.00	8,400
07	POOL A-C	OB	Outbuildi	L	24	69.00	2009	60	0.00	AV	A	1.00	1,000
22	WOOD DK			L	48	15.00	1999	60	0.00	AV	A	1.00	400
02	SHED/FR			L	80	12.00	2010	60	0.00	AV	A	1.00	600

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,040		28.74	29,891	
CFL	CATHEDRAL CE	320	320		148.20	47,422	
FFL	1ST FLOOR	1,062	1,062		143.70	152,614	
OPF	OPEN PORCH	0	15		19.16	287	
WDK	WOOD DECK	0	450		28.74	12,933	
Ttl Gross Liv / Lease Area		1,382	2,887			243,148	

