

State Use 101
Print Date 11/13/2023 5:46:25 P

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT								1006 EAST LONGMEADOW													
MCGOWAN THOMAS J MCGOWAN MARGARET M 78 BAYNE ST EAST LONGMEADOW MA 01028 GIS ID F_378572_2850586				TOPO WET		EASEMENT		TRAFFIC		CORNER		Description		Code	Appraised		Assessed																
												RESIDNTL.		101	170100		170,100																
				DRAINAGE						VIEW		COMMUNITY		RES LAND		101	110700		110,700														
														RESIDNTL.		101	500		500														
				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		281,300		281,300															
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)																				
MCGOWAN THOMAS J				02415 0039		09-09-1955		U	I	0			Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed												
													2023	101	156,200	2022	101	141,000	2021	101	135,200												
														101	100,600		101	91,400		101	84,700												
														101	300		101	300		101	300												
												Total		257,100	Total		232,700		Total		220,200												
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												Appraised BLDG. Value (Card) 170,100 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 500 Appraised Land Value (Bldg) 110,700 Special Land Value 0 Total Appraised Parcel Value 281,300 Valuation Method C Adjustment Net Total Appraised Parcel Value 281,300																					
Nbhd		Nbhd Name			Tracing			Batch																									
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										
54		04-01-1994		MN	Manual Note		5,500							REROOF		02-19-2016 04-14-2004 03-31-2004 11-25-2003 01-17-1995 05-12-1980					317 317 250 274 107 500	3 14 22 2 15 3	MEAS+INSPCTD INSPECTED MAILER SENT MEASURED PERMIT VISIT MEAS+INSPCTD										
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				9,790 SF		11.31	1.000	5	LAND	1.00	MA	1.00			0			1.000		11.31		110,700							
Total Card Land Units												0.22 AC		Parcel Total Land Area: 0.22										Total Land Value								110,700	

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd	Description	Element	Cd	Description	
Style	05	CAPE	Basement Floor	12	CONCRETE	
Model	01	RESIDENTIAL	Bsmt Garage			
Grade	C	AVERAGE	#Heat Sys	1.00		
Stories	1.75	1 3/4 STORIES	Units	1		
Foundation	2	CONC BLOCK	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		128.17	
Interior Floor 1	3	HARDWOOD	RCN		270,065	
Interior Floor 2	4	CARPET	Net Other Adj			
Heat Fuel	2	GAS	Year Built		1955	
Heat Type	1	FORCED H/A	Effective Year Built		1984	
AC Type	03	FULL	Depreciation Code		AG	
Bedrooms	4		Remodel Rating			
Full Baths	2		Year Remodeled			
Half Baths	0		Depreciation %		37	
Extra Fixtures	1		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		170,100	
Extra Kitchen St			Dep % Ovr			
FBM Sqft	456		Dep Ovr Comment			
FBM Quality	1		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
02	SHED/FR			L	90	12.00	1958	50	0.00	FR	A	1.00	500

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	912		28.76	26,228	
FFL	1ST FLOOR	1,008	1,008		144.11	145,264	
TQS	3/4 STORY	684	912		108.08	98,572	
Ttl Gross Liv / Lease Area		1,692	2,832			270,065	

