

State Use 101
Print Date 11/20/2025 8:40:15 A

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT								1006 EAST LONGMEADOW			
MCCARTHY RYAN M 5 REDIN DR EAST LONGMEADOW MA 01028 GIS ID F_382137_2841958											Description		Code	Appraised		Assessed							
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	196100		196,100						
				DRAINAGE				VIEW		COMMUNITY		RES LAND		101	133000		133,000						
				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		329,100		329,100					
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)										
MCCARTHY RYAN M MCCARTHY MICHAEL F MCCARTHY MICHAEL F MCCARTHY MICHAEL R BENEDICT KRIS A				21331	0149	08-29-2016	U	I	135,000		1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed			
				21247	0529	07-01-2016	U	I	100		1A	2025	101	178,000	2024	101	164,400	2023	101	150,900			
				21036	0363	01-22-2016	U	I	100		1A												
				21036	0361	01-22-2016	U	I	135,000		1												
				19097	0383	01-27-2012	U	I	1		1	Total	311,000		Total	297,400		Total	271,700				
EXEMPTIONS								OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor											
Year	Code	Description		Amount		Code	Description		YEAR	Amount		Comm Int		APPRaised VALUE SUMMARY Appraised BLDG. Value (Card) 196,100 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 0 Appraised Land Value (Bldg) 133,000 Special Land Value 0 Total Appraised Parcel Value 329,100 Valuation Method C Adjustment Net Total Appraised Parcel Value 329,100									
Total																							
ASSESSING NEIGHBORHOOD																							
Nbhd		Nbhd Name				Tracing				Batch													
0001						101				MG													
NOTES																							
</																							

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Central Vac	1	YES
Model	01	RESIDENTIAL	Basement Floor	12	CONCRETE
Grade	C	AVERAGE	Bsmt Garage		
Stories	1.00	1 STORY	Units	1	
Foundation	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	3	ALUMINUM	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		179.90
Interior Floor 1	4	CARPET	RCN		254,669
Interior Floor 2	3	HARDWOOD	Net Other Adj		
Heat Fuel	1	OIL	Year Built		1950
Heat Type	1	FORCED H/A	Effective Year Built		2002
AC Type	03	FULL	Depreciation Code		GV
Bedrooms	3		Remodel Rating		04
Full Baths	1		Year Remodeled		2016
Half Baths	0		Depreciation %		23
Extra Fixtures	1		Functional Obsol		
Total Rooms	5		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style			Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		77
Extra Kitchens	0		RCNLD		196,100
Extra Kitchen St			Dep % Ovr		
FBM Sqft			Dep Ovr Comment		
FBM Quality			Misc Imp Ovr		
FIN ATC Sqft			Misc Imp Ovr Comment		
FIN ATC Quality			Cost to Cure Ovr		
Fireplaces	1		Cost to Cure Ovr Comment		
WS Flues					

[illegible]

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	912		39.40	35,930
EFP	ENCL PORCH	0	200		98.71	19,742
FFL	1ST FLOOR	912	912		197.42	180,045
GAR	GARAGE	0	240		78.97	18,952
Ttl Gross Liv / Lease Area		912	2,264			254,669

