

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT														
MACDONNELL MARY ANNE TR ROYSER CHARLES TR 6 TOWN VIEW CR EAST LONGMEADOW MA 01028 GIS ID F_374858_2851996 Mailed												Description		Code	Appraised			Assessed			1006 EAST LONGMEADOW					
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	345700			345,700								
												RES LAND		101	119800			119,800								
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	1400			1,400								
SUPPLEMENTAL DATA																										
Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY								Received NIA Field 8 Field 9 Field 10 Assoc Pid#				Total		466,900			466,900									
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)													
MACDONNELL MARY ANNE TR MACDONNELL MARY ANNE ZHU YI QUN BUZZELLE STEPHEN F MURPHY JAMES M				25427 0417		05-22-2024		U	I	100		1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed					
				24986 0090		04-28-2023		Q	I	472,000		00	2025	101	314,200	2024	101	294,200	2023	101	273,600					
				21716 0029		06-09-2017		Q	I	340,000		00		101	119,800		101	119,800		101	108,900					
				07175 0202		05-23-1989		U	I	232,625				101	1,400		101	1,400		101	1,300					
				07175 0200		05-23-1989		U	V	55,000				Total		435,400		Total		415,400		Total		383,800		
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			NA														
NOTES																										

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	09	CONTEMPORY	Central Vac	1	YES
Model	01	RESIDENTIAL	Basement Floor	12	CONCRETE
Grade	C+	AVG. (+)	Bsmt Garage	0	
Stories	2.00	2 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	139.01	
Interior Floor 2	6	CERAMIC TL	RCN	437,604	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1988	
AC Type	03	FULL	Effective Year Built	2004	
Bedrooms	4		Depreciation Code	GD	
Full Baths	2		Remodel Rating		
Half Baths	1		Year Remodeled		
Extra Fixtures	2		Depreciation %	21	
Total Rooms	7		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style	G	GOOD	Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	79	
Extra Kitchen St	N	NONE	RCNLD	345,700	
FBM Sqft	357		Dep % Ovr		
FBM Quality	1		Dep Ovr Comment		
FIN ATC Sqft			Misc Imp Ovr		
FIN ATC Quality			Misc Imp Ovr Comment		
Fireplaces	2		Cost to Cure Ovr		
WS Flues	0		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
2	GAZEBO			L	100	20.00	2002	70	0.00	GD	A	1.00	1,400
SOL	Solar Panels	EX	Extra Fea	B	1	0.00	2000	79	1.00			0.00	0

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,189		34.31	40,795	
FFL	1ST FLOOR	1,316	1,316		171.41	225,573	
GAR	GARAGE	0	462		68.64	31,710	
SFL	2ND FLOOR	728	728		171.41	124,785	
WDK	WOOD DECK	0	428		34.44	14,741	
Ttl Gross Liv / Lease Area		2,044	4,123			437,604	

