

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																	
MCQUILLAN DEBRA C MCQUILLAN ALAN A 47 LYNWOOD RD EAST LONGMEADOW MA 01028 GIS ID F_384481_2857187 Mailed												Description		Code	Appraised			Assessed			1006 EAST LONGMEADOW								
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	169100			169,100											
												RES LAND		101	84200			84,200											
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	700			700											
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												254,000			254,000														
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)													
MCQUILLAN DEBRA C BRYSON DEBRA C, BRYSON DEBRA C FRASCA JOHN T CORRIVEAU				15592	0552	12-19-2005	U	I			100	1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed								
				09182	0170	07-11-1995	U	I			1	1A	2025	101	152,800	2024	101	140,700	2023	101	128,500								
				07421	0198	03-30-1990	U	I			128,000			101	84,200		101	84,200		101	76,500								
				06670	0279	10-30-1987	U	I			121,900			101	700		101	700		101	400								
				05345	0046	11-23-1982	U	I			0			Total		237,700	Total		225,600	Total		205,400							
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 Appraised BLDG. Value (Card) 169,100 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 700 Appraised Land Value (Bldg) 84,200 Special Land Value 0 Total Appraised Parcel Value 254,000 Valuation Method C Adjustment Net Total Appraised Parcel Value 254,000							
Nbhd		Nbhd Name				Tracing				Batch																			
0001						101				MF																			
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	
16		01-01-1985		MN		Manual Note										DORMER		08-01-2019						334		2		MEASURED	
213		01-01-1982		MN		Manual Note										WOOD STOVE		05-06-2011						317		14		INSPECTED	
																		04-14-2011						317		2		MEASURED	
																		11-07-2002						274		14		INSPECTED	
																		09-18-2002						250		22		MAILER SENT	
																		09-17-2002						274		2		MEASURED	
																		03-07-1992						107		3		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		RA				9,866	SF	11.22	0.760	3	LAND	1.00		MF	1.00			0			1.000		8.53		84,200		
Total Card Land Units								0.23	AC	Parcel Total Land Area: 0.23				Total Land Value										84,200					

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Central Vac	0	NO
Model	01	RESIDENTIAL	Basement Floor	12	CONCRETE
Grade	C	AVERAGE	Bsmt Garage		
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	7	BRICK	Code	Description	
Exterior Wall 2	4	VINYL	101	ONE FAM	
Roof Structure	1	GABLE		100	
Roof Cover	1	ASPHALT SH		0	
Interior Wall 1	2	PLASTER		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate	151.72	
Interior Floor 2	3	HARDWOOD	RCN	296,637	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1951	
AC Type	01	NONE	Effective Year Built	1982	
Bedrooms	2		Depreciation Code	AV	
Full Baths	1		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	0		Depreciation %	43	
Total Rooms	5		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	57	
Extra Kitchen St			RCNLD	169,100	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
FIN ATC Sqft			Misc Imp Ovr		
FIN ATC Quality			Misc Imp Ovr Comment		
Fireplaces	0		Cost to Cure Ovr		
WS Flues			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
02	SHED/FR			L	96	12.00	1992	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	768		32.10	24,653	
EFP	ENCL PORCH	0	144		80.04	11,526	
FFL	1ST FLOOR	768	768		160.08	122,945	
GAR	GARAGE	0	576		63.92	36,819	
HST	HALF STORY	144	288		80.04	23,052	
STG	STORAGE	0	192		64.20	12,327	
TQS	3/4 STORY	360	480		120.06	57,630	
WDK	WOOD DECK	0	240		32.02	7,684	
Ttl Gross Liv / Lease Area		1,272	3,456			296,637	

