

State Use 101
Print Date 11/22/2025 9:54:04 A

CURRENT OWNER						TOPO TYPE			UTILITY		STREET		LOCATION		CURRENT ASSESSMENT								
EDANDISON SAMUEL 21 SCHUYLER DR EAST LONGMEADOW MA 01028 GIS ID F_375656_2845045														Description		Code		Appraised		Assessed		1006 EAST LONGMEADOW	
						TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101		225200		225,200			
														RES LAND		101		88500		88,500			
						DRAINAGE				VIEW		COMMUNITY		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		314,200		314,200					
RECORD OF OWNERSHIP						BK-VOL/PAGE		SALE DATE		Q/U		V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)							
EDANDISON SAMUEL MCCAIN DEBORAH J MURPHY,RYAN NELSON,MICHAEL C & CAVANAUGH JOAN M,						24658	0191	07-28-2022	Q	I	325,000		00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
						16595	0136	03-30-2007	U	I	233,000		1	2025	101	210,900	2024	101	197,700	2023	101	181,900	
						14747	0224	01-05-2005	U	I	193,515			101	88,500	101	88,500	101	80,400				
						10381	0024	07-27-1998	U	I	125,000			101	500	101	500	101	300				
						08842	0449	05-27-1994	U	I	114,900			Total	299,900	Total	286,700	Total	262,600				
EXEMPTIONS						OTHER ASSESSMENTS										This signature acknowledges a visit by a Data Collector or Assessor							
Year	Code	Description				Amount		Code	Description		YEAR	Amount		Comm Int									

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Central Vac	0	NO
Model	01	RESIDENTIAL	Basement Floor	12	CONCRETE
Grade	C	AVERAGE	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	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		165.04
Interior Floor 1	4	CARPET	RCN		274,682
Interior Floor 2			Net Other Adj		
Heat Fuel	2	GAS	Year Built		1993
Heat Type	1	FORCED H/A	Effective Year Built		2007
AC Type	03	FULL	Depreciation Code		GD
Bedrooms	3		Remodel Rating		
Full Baths	1		Year Remodeled		
Half Baths	1		Depreciation %		18
Extra Fixtures	0		Functional Obsol		
Total Rooms	6		External Obsol		
Bath Style	G	GOOD	Cost Trend Factor		1
Half Bath Style	G	GOOD	Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition		82
Extra Kitchens	0		RCNLD		225,200
Extra Kitchen St	N	NONE	Dep % Ovr		
FBM Sqft	462		Dep Ovr Comment		
FBM Quality	3		Misc Imp Ovr		
FIN ATC Sqft			Misc Imp Ovr Comment		
FIN ATC Quality			Cost to Cure Ovr		
Fireplaces	0		Cost to Cure Ovr Comment		
WS Flues	0				

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	64	12.00	2000	60	0.00	AV	A	1.00	500

BUILDING SUB-AREA SUMMARY SECTION						
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	660		37.35	24,649
FFL	1ST FLOOR	660	660		186.73	123,243
PAT	PATIO	0	380		9.34	3,548
SFL	2ND FLOOR	660	660		186.73	123,243
Ttl Gross Liv / Lease Area		1,320	2,360			274,682

