

Property Location: 382 NORTH MAIN ST
Vision ID: 217

Account #222

MAP ID:13/ 11/ A/ /

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 2

State Use:340

Print Date:12/25/2014 23:07

CURRENT OWNER

KSK PROPERTIES INC

700 EAST ST

LUDLOW, MA 01056

Additional Owners:

TOPO.

UTILITIES

1 TYPCL

STRT./ROAD

LOCATION

SUPPLEMENTAL DATA

Other ID:
SP Permit
Chapter Land
OC Dates
In+Ex FY 2015
Mailed 3/17/2014
GIS ID: F_378145_2854828

Received 4/8/2014
Prior ID
Owner Occ N
Final Area 25592
Current Ac. 3.80927
ASSOC PID#

CURRENT ASSESSMENT

Description

COMMERC.

COMM LAND

COMMERC.

Total

Code

340

340

340

2,524,800

Appraised Value

1,898,800

584,100

41,900

2,524,800

Assessed Value

1,898,800

584,100

41,900

2,524,800

1006

AST LONGMEADOW, M

VISION

RECORD OF OWNERSHIP

KSK PROPERTIES INC

SOUTHGATE,PROPERTIES LLC

J R S REALTY INC,

SMITH DONALD J

WARD ETAL

DAVIS

BK-VOL/PAGE

14947/ 383

10690/ 177

08037/ 0547

07447/ 0130

6346/ 21

04984/ 0393

SALE DATE

04/15/2005

03/18/1999

05/05/1992

05/04/1990

12/30/1986

08/27/1980

q/u

U

U

U

U

U

U

v/i

I

I

I

I

I

I

SALE PRICE

2,450,000

4,850,000

450,000

1

366,000

0

V.C.

B

G

G

B

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

2014

2014

2014

Total:

Code

B

L

O

Assessed Value

1,864,600

557,500

47,800

2,469,900

Yr.

2013

2013

2013

Total:

Code

B

L

O

Assessed Value

1,928,400

557,500

48,000

2,533,900

Yr.

2012

2012

2012

Total:

Code

B

L

O

Assessed Value

1,936,600

557,500

44,100

2,538,200

EXEMPTIONS

Year

Type

Description

Amount

Code

Description

Number

Amount

Comm. Int.

Total:

OTHER ASSESSMENTS

ASSESSING NEIGHBORHOOD

NBHD/ SUB

0001/A

NBHD Name

Street Index Name

Tracing

340

Batch

BG

NOTES

SALE INCLS 13-12-0 7 WESTFIELD SAVINGS
BANKI SUB DIV #824 DK TRADING CORP H&R
BLOCK BAYSTATE OB/GYN ST GERMAIN DDS
HAMPDEN CTY PHYSICIAN ASSOC INCON
THERAPY DRS FRAZIERO DDS(2) #206 VACANT
1/2000

APPROAISED VALUE SUMMARY

Appraised Bldg. Value (Card)

Appraised XF (B) Value (Bldg)

Appraised OB (L) Value (Bldg)

Appraised Land Value (Bldg)

Special Land Value

Total Appraised Parcel Value

Valuation Method:

Adjustment:

Net Total Appraised Parcel Value

1,666,000

232,800

41,900

584,100

0

2,524,800

C

0

2,524,800

BUILDING PERMIT RECORD

Permit ID

Issue Date

Type

Description

Amount

Insp. Date

% Comp.

Date Comp.

Comments

201202752

08/01/2012

6

SIGN

0

0

TEMPORARY

201200170

01/30/2012

12

REROOF

63,800

0

161

06/06/2011

6

SIGN

500

0

RELOCATE EXISTING

177

08/01/2009

9

ALTERATION

329,676

0

SUITE # 202. INTERIOR

186

07/11/2001

9

ALTERATION

24,900

0

BUILD OUT OF EXTNG

240

08/21/2000

6

SIGN

400

0

296

12/14/1999

8

RENOVATION

20,000

0

OFFICE SPACE IN EXS

VISIT/ CHANGE HISTORY

Date

Type

IS

ID

Cd.

Purpose/Result

06/07/2013

317

15

PERMIT VISIT

06/15/2012

317

15

PERMIT VISIT

03/02/2012

317

15

PERMIT VISIT

12/03/2009

317

15

PERMIT VISIT

03/01/2002

105

15

PERMIT VISIT

LAND LINE VALUATION SECTION

B #

Use Code

Use Description

Zone

D

Front

Depth

Units

Unit Price

I. Factor

S.A.

Acre Disc

C. Factor

ST. Idx

Adj.

Notes- Adj

Special Pricing

S Adj Fact

Adj. Unit Price

Land Value

1

340

OFFICE

COM

165,932

SF

2.48

1.4200

E

1.0000

1.00

BG

1.00

1.00

3.52

584,100

Total Card Land Units:

3.81

AC

Parcel Total Land Area:

3.81

AC

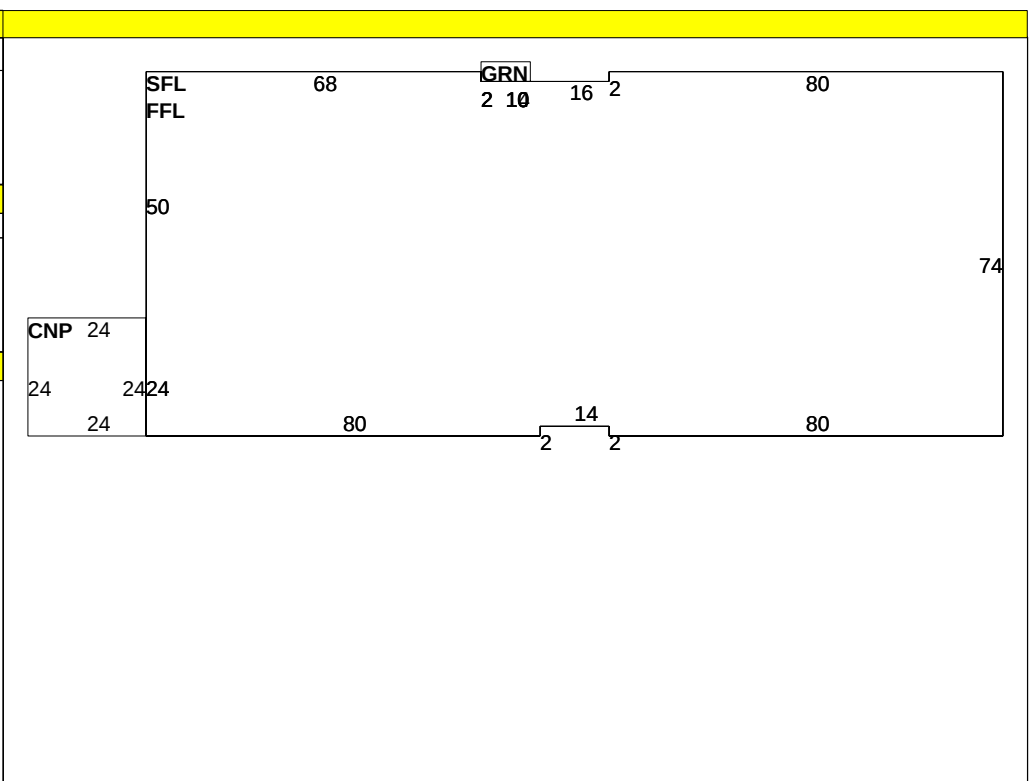
Total Land Value:

584,100

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	71		OFFICE				
Model	94		COMMERCIAL				
Grade	B+		GOOD (+)				
Stories	2.00		2 Story				
Occupancy	10						
Exterior Wall 1	8		BRICK VENR				
Exterior Wall 2							
Roof Structure	2		HIP				
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL				
Interior Wall 2							
Interior Floor 1	4		CARPET				
Interior Floor 2	11		MASONRY				
Heating Fuel	2		GAS				
Heating Type	1		FORCED H/A				
AC Percent	100						
FBM Sqft							
Bldg Use	340		OFFICE				
Total Rooms	0						
Bedrooms	0						
Full Baths	0						
Half Baths	11						
Extra Fixtures	24						
#Heat Sys	1						
Frame	2		STEEL				
Bath Style	A		AVERAGE				
Foundation	6		SLAB				
Partitions	T		TYPICAL				
Wall Height	12						
FBM Quality							

OB-OUTBUILDING & YARD ITEMS(L) / XF-BUILDING EXTRA FEATURES(B)												
Code	Description	Sub	Sub Descript	L/B	Units	Unit Price	Yr	Gde	Dp Rt	Cnd	%Cnd	Apr Value
77	LITE-SIN			L	4	690.00	1997	V		GD	70	2,900
22	WOOD DK			L	480	9.20	1998	V		GD	70	4,600
85	PAVING			L	30,000	1.61	1996	A		AV	55	26,600
83	SIGN			L	10	28.75	1999	A		AV	55	200
83	SIGN			L	24	28.75	1997	G		GD	70	600
84	SIGN-ILU			L	34	40.25	1997	G		GD	70	1,200
77	LITE-SIN			L	8	690.00	1997	V		GD	70	5,800
SPR	SPRINKLER			L	1	1.00	Null	A		AV	55	0
61	ELEV-COMME			B	2	75,000.00	2007		1	GD	93	139,500

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
CNP	CANOPY	0	576		3.52	2,027
FFL	1ST FLOOR	12,796	12,796		69.91	894,531
GRN	GREEN HSE	0	40		6.99	280
SFL	2ND FLOOR	12,796	12,796		69.91	894,531
Ttl. Gross Liv/Lease Area:		25,592	26,208	25,625		1,791,370



Property Location: 382 NORTH MAIN ST

MAP ID:13/ 11/ A/ /

Bldg Name:

State Use:340

Vision ID: 217

Bldg #: 1 of 1

Sec #: 1 of 1

Card 2 of 2

Print Date:12/25/2014 23:07

CURRENT OWNER		TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT				1006 AST LONGMEADOW, MA VISION										
KSK PROPERTIES INC 700 EAST ST LUDLOW, MA 01056 Additional Owners:										Description	Code	Appraised Value	Assessed Value											
		SUPPLEMENTAL DATA																						
		Other ID:																						
		GIS ID: F_378145_2854828				ASSOC PID#				Total				2,524,800		2,524,800								
RECORD OF OWNERSHIP			BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)												
												Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		
												Total:				Total:				Total:				
EXEMPTIONS				OTHER ASSESSMENTS								This signature acknowledges a visit by a Data Collector or Assessor APPRAISED VALUE SUMMARY Appraised Bldg. Value (Card)1,666,000 Appraised XF (B) Value (Bldg)232,800 Appraised OB (L) Value (Bldg)41,900 Appraised Land Value (Bldg)584,100 Special Land Value0 Total Appraised Parcel Value2,524,800 Valuation Method:C Adjustment:0 Net Total Appraised Parcel Value2,524,800												
Year	Type	Description		Amount		Code	Description		Number	Amount										Comm. Int.				
Total:																								
ASSESSING NEIGHBORHOOD																								
NBHD/ SUB		NBHD Name			Street Index Name			Tracing			Batch													
0001/A								340			BG													
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				
LAND LINE VALUATION SECTION																								
B #	Use Code	Use Description			Zone	D	Front	Depth	Units		Unit Price	I. Factor	S.A.		C. Factor	ST. Idx	Adj.	Notes- Adj		Special Pricing		S Adj Fact	Adj. Unit Price	Land Value
Total Card Land Units:					0.00		AC	Parcel Total Land Area:					3.81 AC					Total Land Value:					0	

CONSTRUCTION DETAIL						CONSTRUCTION DETAIL (CONTINUED)															
Element	Cd.	Ch.	Description			Element	Cd.	Ch.	Description												
						MIXED USE															
						Code	Description				Percentage										
						340	OFFICE				100										
						COST/MARKET VALUATION															
						Cost Trend Factor															
OB-OUTBUILDING & YARD ITEMS(L) / XF-BUILDING EXTRA FEATURES(B)																					
Code	Description	Sub	Sub Descript	L/B	Units	Unit Price	Yr	Gde	Dp	Rt	Cnd	%Cnd	Apr Value								
57	DRIVE-UP			B	1	17,250.00	2007	G	1		GD	93	20,100								
58	D-UP,PNU			B	1	20,700.00	2007	G	1		GD	93	24,100								
60	A-T-M			B	1	28,750.00	2007	G	1		GD	93	33,400								
62	S-D BOX			B	294	57.50	2007	A	1		GD	93	15,700								
BUILDING SUB-AREA SUMMARY SECTION																					
Code	Description			Living Area		Gross Area	Eff. Area		Unit Cost		Undeprec. Value										
Ttl. Gross Liv/Lease Area:				0		0	0		1,791,370												

No Photo On Record

No Photo On Record