

Vision ID: 2223**Account #2262**

Bldg #: 1 of 1

Sec #: 1 of

1 Card 1 of 1

Print Date: 12/27/2014 18:55

CURRENT OWNER										TOPO.				UTILITIES				STRT./ROAD				LOCATION				CURRENT ASSESSMENT																			
T + K REALTY LLC 105 HILLSIDE DR EAST LONGMEADOW, MA 01028 Additional Owners:																										Description		Code		Appraised Value		Assessed Value													
																										COMMERC.		340		885,400		885,400													
																										COMM LAND		340		88,700		88,700													
																										COMMERC.		340		4,700		4,700													
										SUPPLEMENTAL DATA										Received 3/28/2014 Prior ID Owner Occ Final Area 15572 Current Ac. .27599 ASSOC PID#																									
										Other ID:																																			
										SP Permit																																			
										Chapter Land																																			
OC Dates										In+Ex FY 2015										Mailed 3/17/2014										GIS ID: F_380768_2848088															
RECORD OF OWNERSHIP										BK-VOL/PAGE				SALE DATE				q/u		v/i		SALE PRICE				V.C.		PREVIOUS ASSESSMENTS (HISTORY)																	
T + K REALTY LLC VERATTI THOMAS E +, CELLA										11919/ 131 06278/ 501 04117/ 0023				10/16/2001 11/03/1986 04/09/1975				U U U		I V I		100 70,000 0				A		Yr.		Code		Assessed Value		Yr.		Code		Assessed Value		Yr.		Code		Assessed Value	
																												2014		B		834,100		2013		B		867,100		2012		B		874,700	
																												2014		L		81,900		2013		L		81,900		2012		L		81,900	
																												2014		O		6,900		2013		O		7,000		2012		O		7,100	
																						Total:				922,900		Total:		956,000		Total:		963,700											
EXEMPTIONS										OTHER ASSESSMENTS										This signature acknowledges a visit by a Data Collector or Assessor																									
Year		Type		Description				Amount		Code		Description				Number		Amount												Comm. Int.															
										Total:												APPRAISED VALUE SUMMARY																							
																				Appraised Bldg. Value (Card)										768,400															
																				Appraised XF (B) Value (Bldg)										117,000															
																				Appraised OB (L) Value (Bldg)										4,700															
																				Appraised Land Value (Bldg)										88,700															
																				Special Land Value										0															
																				Total Appraised Parcel Value										978,800															
																				Valuation Method:										C															
																				Adjustment:										0															
																				Net Total Appraised Parcel Value										978,800															
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															
158		06/01/1989		MN		Manual Note				270,000				0				ADDN		05/26/2004 06/06/1990						303 107		3 15		MEAS+INSPCTD 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								12,022		SF		6.71		1.1000		D		1.0000		1.00		BA		1.00						1.00		7.38		88,700			
Total Card Land Units:										0.28		AC		Parcel Total Land Area:										0.28 AC										Total Land Value:										88,700	

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	2			MIXED USE			
Exterior Wall 1	21		CONC BLOCK	Code	Description		Percentage
Exterior Wall 2				340	OFFICE		100
Roof Structure	4		FLAT				
Roof Cover	11		MEMBRANE				
Interior Wall 1	1		DRYWALL	COST/MARKET VALUATION			
Interior Wall 2				Adj. Base Rate:			63.27
Interior Floor 1	4		CARPET				
Interior Floor 2	14		ASPHL TILE				
Heating Fuel	2		GAS	Replace Cost			985,163
Heating Type	1		FORCED H/A	AYB			1987
AC Percent	100			EYB			1992
FBM Sqft				Dep Code			AG
Bldg Use	340		OFFICE	Remodel Rating			
Total Rooms	0			Year Remodeled			
Bedrooms	0			Dep %			22
Full Baths	0			Functional Obslnc			
Half Baths	7			External Obslnc			
Extra Fixtures	26			Cost Trend Factor			1
#Heat Sys	1			Condition			
Frame	2		STEEL	% Complete			
Bath Style	A		AVERAGE	Overall % Cond			78
Foundation	6		SLAB	Apprais Val			768,400
Partitions	T		TYPICAL	Dep % Ovr			0
Wall Height	12			Dep Ovr Comment			
FBM Quality				Misc Imp Ovr			0
				Misc Imp Ovr Comment			
				Cost to Cure Ovr			0
				Cost to Cure Ovr Comment			

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
85	PAVING			L	4,000	1.61	1987	A		AV	55	3,500
83	SIGN			L	10	28.75	1990	A		FR	40	100
02	SHED/FR			L	240	7.48	1990	A		AV	55	1,000
88	FENCE-6			L	22	9.78	1990	A		AV	55	100
SPR	SPRINKLER			L	1	1.00	Null	A		AV	55	0
61	ELEV-COMME			B	2	75,000.00	1992		1	AV	78	117,000

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
FFL	1ST FLOOR	7,786	7,786		63.27	492,581	
SFL	2ND FLOOR	7,786	7,786		63.27	492,581	
Ttl. Gross Liv/Lease Area:		15,572	15,572	15,572		985,163	

