

Property Location: 30 BENTON DR
Vision ID: 4575

Account #4648

MAP ID:6/ 4/ 0/ /

Bldg #: 1 of 2

Sec #: 1 of 1

Card 1 of 2

State Use:430
Print Date:12/29/2014 11:38

CURRENT OWNER

AMERICAN TOWERS LLC
PROPERTY TAX DEPT
PO BOX 723597

ATLANTA, GA 31139
Additional Owners:

TOPO.

1

UTILITIES

TYPCL

STRT./ROAD

LOCATION

SUPPLEMENTAL DATA

Other ID:
SP Permit
Chapter Land
OC Dates
In+Ex FY
Mailed
GIS ID: F_375164_2846918

Received
Prior ID
Owner Occ N
Final Area 400
Current Ac. 1.66

ASSOC PID#

CURRENT ASSESSMENT

Description

Code

Appraised Value

Assessed Value

INDUSTR.

430

55,000

55,000

IND LAND

430

369,300

369,300

INDUSTR.

430

202,700

202,700

Total

627,000

627,000

1006

AST LONGMEADOW, M

VISION

RECORD OF OWNERSHIP

AMERICAN TOWERS LLC
CELL TOWER LEASE ACQUISITION ,LLC
UNISON SITE MANAGEMENT LLC,
SMITH,HELEN V
QUIMBY EARL R,
WARD

BK-VOL/PAGE

19492/ 598
14946/ 171
14946/ 164
BK10122-P373
07751/ 0478
07674/ 0142

SALE DATE

10/12/2012
04/15/2005
04/15/2005
01/05/1998
07/11/1991
04/10/1991

q/u

U
U
U
U
U
U

v/i

I
I
V
V
V
I

SALE PRICE

10
10
125,000
45,000
45,000
1

V.C.

1B
B
B
A

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

2014

B

53,400

2013

B

57,400

2012

B

57,700

2014

L

114,200

2013

L

114,200

2012

L

114,200

2014

O

255,200

2013

O

257,900

2012

O

260,500

Total:

422,800

Total:

429,500

Total:

432,400

EXEMPTIONS

Year

Type

Description

Amount

Code

Description

Number

Amount

Comm. Int.

Total:

OTHER ASSESSMENTS

NBHD/ SUB

NBHD Name

Street Index Name

Tracing

Batch

0001/A

430

GG

NOTES

INDUSTRIAL MOVE COND TO 80 WHEN ZON-
ING MAY CHG AFTER SALE.

APPROAISED VALUE SUMMARY

Appraised Bldg. Value (Card)27,200
Appraised XF (B) Value (Bldg)0
Appraised OB (L) Value (Bldg)202,700
Appraised Land Value (Bldg)369,300
Special Land Value0
Total Appraised Parcel Value627,000
Valuation Method:C
Adjustment:0
Net Total Appraised Parcel Value627,000

BUILDING PERMIT RECORD

Permit ID

Issue Date

Type

Description

Amount

Insp. Date

% Comp.

Date Comp.

Comments

201401872

07/01/2014

45

ANTENNAS

15,000

0

SPRINT

201400025

01/15/2014

45

ANTENNAS

8,000

04/22/2014

100

04/22/2014

REMOVE ONE REPLAC

201301877

09/26/2013

GEN

GENERATOR

12,500

04/22/2014

100

04/22/2014

W/CONCRETE PAD

201203496

01/28/2013

45

ANTENNAS

12,000

0

REPLACING 12 EXISTI

201202775

08/01/2012

45

ANTENNAS

15,000

0

REPLACE EXISTING

268

08/12/2005

45

ANTENNAS

2,500

0

REPLACE 6 EXISTING

312

11/15/2002

4

ADDITION

25,000

0

TELECOMM. CABINET

VISIT/ CHANGE HISTORY

Date

Type

IS

ID

Cd.

Purpose/Result

04/22/2014

105

15

PERMIT VISIT

05/17/2013

105

15

PERMIT VISIT

05/17/2013

105

15

PERMIT VISIT

12/02/2005

311

15

PERMIT VISIT

05/28/2003

200

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

430

TEL XST

RA

43,560

SF

2.98

1.4200

E

1.0000

1.90

GG

1.00

WET2

1.00

8.04

350,200

1

430

TEL XST

RA

0.66

AC

58,000.00

1.0000

0

1.0000

0.50

GG

1.00

WET3

1.00

29,000.00

19,100

Total Card Land Units:1.66 AC

Parcel Total Land Area:1.66 AC

Total Land Value:369,300

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)								
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description					
Style	57		RELAY BLDG									
Model	96		INDUSTRIAL									
Grade	A		VERY GOOD									
Stories	1.00		1 Story									
Occupancy	1			MIXED USE								
Exterior Wall 1	25		CONC.PANEL	Code	Description		Percentage					
Exterior Wall 2				430	TEL XST		100					
Roof Structure	4		FLAT									
Roof Cover	11		MEMBRANE									
Interior Wall 1	5		MINIMUM									
Interior Wall 2				COST/MARKET VALUATION								
Interior Floor 1	12		CONCRETE	Adj. Base Rate:		151.10						
Interior Floor 2												
Heating Fuel	3		ELECTRIC	Replace Cost		30,220						
Heating Type	11		WALL UNIT	AYB		2000						
AC Percent	100			EYB		2004						
FBM Sqft				Dep Code		GD						
Bldg Use	430		TEL XST	Remodel Rating								
Total Rooms	0			Year Remodeled								
Bedrooms	0			Dep %		10						
Full Baths	0			Functional Obslnc								
Half Baths	0			External Obslnc								
Extra Fixtures	0			Cost Trend Factor		1						
#Heat Sys	1			Condition								
Frame	2		STEEL	% Complete								
Bath Style	A		AVERAGE	Overall % Cond		90						
Foundation	1		CONCRETE	Apprais Val		27,200						
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
TWRS	TOWER SELFS			L	190	1,200.00	1999	A		VG	85	193,800
89	FENCE-8			L	200	12.65	2000	G		GD	70	2,200
86	CONC PAV			L	300	2.30	2000	G		GD	70	600
66	CANOPY			L	160	40.25	2000	A		GD	70	4,500
86	CONC PAV			L	105	2.30	2000	G		GD	70	200
02	SHED/FR			L	200	7.48	2004	G		GD	70	1,300
86	CONC PAV			L	50	2.30	2014	G		VG	85	100
GEN	GENERATOR			B		0.00	2004	A	1		100	0
BUILDING SUB-AREA SUMMARY SECTION												
Code	Description			Living Area		Gross Area		Eff. Area		Unit Cost		Undeprec. Value
FFL	1ST FLOOR			200		200				151.10		30,220
Ttl. Gross Liv/Lease Area:				200		200		200				30,220



A photograph of an industrial building with a large green chimney, surrounded by trees and a gravel lot. The building is brown and has a flat roof. There is a chain-link fence in the foreground.



CURRENT OWNER				TOPO.				UTILITIES				STRT./ROAD				LOCATION				CURRENT ASSESSMENT															
AMERICAN TOWERS LLC PROPERTY TAX DEPT PO BOX 723597 ATLANTA, GA 31139 Additional Owners:								1 TYPCL												Description		Code		Appraised Value		Assessed Value									
																				INDUSTR.		430		55,000		55,000									
																				IND LAND		430		369,300		369,300									
																				INDUSTR.		430		202,700		202,700									
SUPPLEMENTAL DATA																VISION																			
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_375164_2846918								Received Prior ID Owner Occ N Final Area 400 Current Ac. 1.66																											
ASSOC PID#																																			
Total																627,000		627,000																	
RECORD OF OWNERSHIP				BK-VOL/PAGE				SALE DATE				q/u		v/i		SALE PRICE		V.C.		PREVIOUS ASSESSMENTS (HISTORY)															
AMERICAN TOWERS LLC CELL TOWER LEASE ACQUISITION ,LLC UNISON SITE MANAGEMENT LLC, SMITH,HELEN V QUIMBY EARL R, WARD				19492/ 598 14946/ 171 14946/ 164 BK10122-P373 07751/ 0478 07674/ 0142				10/12/2012 04/15/2005 04/15/2005 01/05/1998 07/11/1991 04/10/1991				U	I	10	1B	Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value									
																		53,400				2013				B		57,400		2012		B		57,700	
																		114,200				2013				L		114,200		2012		L		114,200	
																		255,200				2013				O		257,900		2012		O		260,500	
																		Total:				422,800				Total:		429,500		Total:		432,400			
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:																																			
ASSESSING NEIGHBORHOOD																APPRAISED VALUE SUMMARY																			
NBHD/ SUB		NBHD Name				Street Index Name				Tracing				Batch																					
0001/A										430				GG																					
NOTES																																			
INDUSTRIAL MOVE COND TO 80 WHEN ZON- ING MAY CHG AFTER SALE.																Appraised Bldg. Value (Card) 27,800																			
																Appraised XF (B) Value (Bldg) 0																			
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																Appraised Land Value (Bldg) 0																			
																Special Land Value 0																			
																Total Appraised Parcel Value 627,000																			
																Valuation Method: C																			
																Adjustment: 0																			
																Net Total Appraised Parcel Value 627,000																			
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									
																				04/22/2014				105	15	PERMIT VISIT									
																				05/17/2013				105	15	PERMIT VISIT									
																				05/17/2013				105	15	PERMIT VISIT									
																				12/02/2005				311	15	PERMIT VISIT									
																				05/28/2003				200	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									
2	430	TEL XST			RA				0	SF	0.00		0.7000	B	1.0000	1.00	GG	1.00					.00	0.00		0									
Total Card Land Units:										0.00	AC	Parcel Total Land Area:1.66 AC					Total Land Value:																		

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
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Roof Structure	4		FLAT				
Roof Cover	11		MEMBRANE				
Interior Wall 1	5		MINIMUM				
Interior Wall 2				COST/MARKET VALUATION			
Interior Floor 1	12		CONCRETE	Adj. Base Rate:		151.10	
Interior Floor 2							
Heating Fuel	3		ELECTRIC	Replace Cost		30,220	
Heating Type	11		WALL UNIT	AYB		2002	
AC Percent	100			EYB		2006	
FBM Sqft				Dep Code		GD	
Bldg Use	430		TEL XST	Remodel Rating			
Total Rooms	0			Year Remodeled			
Bedrooms	0			Dep %		8	
Full Baths	0			Functional Obslnc			
Half Baths	0			External Obslnc			
Extra Fixtures	0			Cost Trend Factor			
#Heat Sys	1			Condition			
Frame	2		STEEL	% Complete			
Bath Style	A		AVERAGE	Overall % Cond		92	
Foundation	6		SLAB	Apprais Val		27,800	
Partitions	T		TYPICAL	Dep % Ovr		0	
Wall Height	12			Dep Ovr Comment		0	
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

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
FFL	1ST FLOOR	200	200		151.10	30,220	
Ttl. Gross Liv/Lease Area:		200	200	200		30,220	

