

Property Location: 5 PANAMA ST
Vision ID: 577

Account #593

MAP ID:15B/ 36/ 1/ /

Bldg Name:

State Use:332

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

Print Date:12/26/2014 09:04

CURRENT OWNER		TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT								1006 AST LONGMEADOW, MA VISION										
L & D REALTY INC P.O. BOX 351 EAST LONGMEADOW, MA 01028 Additional Owners:				1	TYPCL					Description		Code		Appraised Value		Assessed Value												
										COMMERC.		332		137,900		137,900												
										COMM LAND		332		156,400		156,400												
										COMMERC.		332		3,900		3,900												
SUPPLEMENTAL DATA																												
Other ID:						Received 4/15/2014																						
SP Permit						Prior ID																						
Chapter Land						Owner Occ																						
OC Dates						Final Area 3750																						
In+Ex FY 2015						Current Ac. 3.32827																						
Mailed 3/17/2014																												
GIS ID: F_379783_2852064						ASSOC PID#																						
RECORD OF OWNERSHIP										BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)									
L & D REALTY INC WEHR FAMILY REALTY TRUST THE, WEHR JAMES A, VEDOVELLI		11468/ 150 8385/ 094 06416/ 150 04477/ 0168		01/05/2001 04/12/1993 03/13/1987 09/01/1977		U	I	65,000 1 40,000 0		A	Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value							
											2014	B	134,600		2013	B	136,000		2012	B	137,400							
											2014	L	172,300		2013	L	172,300		2012	L	172,300							
											2014	O	6,800		2013	O	6,900		2012	O	6,900							
											Total:		313,700		Total:		315,200		Total:		316,600							
EXEMPTIONS				OTHER ASSESSMENTS																This signature acknowledges a visit by a Data Collector or Assessor APPRAISED VALUE SUMMARY Appraised Bldg. Value (Card)128,800 Appraised XF (B) Value (Bldg)9,100 Appraised OB (L) Value (Bldg)3,900 Appraised Land Value (Bldg)156,400 Special Land Value0 Total Appraised Parcel Value298,200 Valuation Method:C Adjustment:0 Net Total Appraised Parcel Value298,200								
Year	Type	Description		Amount		Code	Description		Number		Amount		Comm. Int.															
Total:																												
ASSESSING NEIGHBORHOOD																												
NBHD/ SUB		NBHD Name				Street Index Name				Tracing				Batch														
0001/A										332				IA														
NOTES																												
CHECK 1/98 FOR SALE 1-96 NC 1/97 NO CHANGE SINCE 1/97, TENANTS: RE LAPLANTE CONSTRUCTION INC, & DONOVAN OIL CO., THE GAR HOUSES OIL TRUCKS AND CONSTRUCTION MATERIALS																												
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							
123		05/31/2001		40	WAREHOUSE		75,000			0			WAREHOUSE		05/14/2004				303	3	MEAS+INSPCTD							
59		03/01/1990		MN	Manual Note		175,000			0			SHOP		03/15/2002				105	2	MEASURED							
32		02/01/1988		MN	Manual Note		85,000			0			SHOP		01/14/1998				181	15	PERMIT VISIT							
															12/18/1996				200	15	PERMIT VISIT							
															12/15/1995				107	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	332	AUTOREP		RC				40,000	SF	3.10	0.7000	B	1.0000	0.80	IA	1.00	TOP2		1.00		1.74	69,600						
1	332	AUTOREP		RC				2.41	AC	48,000.00	1.0000	0	1.0000	0.75	IA	1.00	TOP3		1.00		36,000.00	86,800						
Total Card Land Units:				3.33		AC		Parcel Total Land Area:				3.33 AC				Total Land Value:								156,400				

CONSTRUCTION DETAIL						CONSTRUCTION DETAIL (CONTINUED)						
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description					
Style	30		GARAGE									
Model	94		COMMERCIAL									
Grade	C+		AVG. (+)									
Stories	1.00		1 Story									
Occupancy	2			MIXED USE								
Exterior Wall 1	18		CORREG STL	Code	Description		Percentage					
Exterior Wall 2				332	AUTOREP		100					
Roof Structure	1		GABLE									
Roof Cover	9		METAL									
Interior Wall 1	5		MINIMUM									
Interior Wall 2				COST/MARKET VALUATION								
Interior Floor 1	12		CONCRETE	Adj. Base Rate:		39.03						
Interior Floor 2												
Heating Fuel	1		OIL	Replace Cost		146,346						
Heating Type	1		FORCED H/A	AYB		2001						
AC Percent	0			EYB		2002						
FBM Sqft				Dep Code		AV						
Bldg Use	332		AUTOREP	Remodel Rating								
Total Rooms	0			Year Remodeled								
Bedrooms	0			Dep %		12						
Full Baths	0			Functional Obslnc								
Half Baths	2			External Obslnc								
Extra Fixtures	1			Cost Trend Factor		1						
#Heat Sys	1			Condition								
Frame	2		STEEL	% Complete								
Bath Style	A		AVERAGE	Overall % Cond		88						
Foundation	6		SLAB	Apprais Val		128,800						
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	3,500	1.61	2001	A		GD	70	3,900
65	MEZ-UNF	EX	Extra Feature	B	600	17.25	2002	A	1	AV	88	9,100
BUILDING SUB-AREA SUMMARY SECTION												
Code	Description	Living Area		Gross Area		Eff. Area		Unit Cost		Undeprec. Value		
FFL	1ST FLOOR	3,750		3,750				39.03		146,346		
Ttl. Gross Liv/Lease Area:		3,750		3,750		3,750				146,346		

FFL

75

50

50

75

