

Property Location: 40 CRANE AV
Vision ID: 1988

Account #2024

MAP ID:27/ 21/ 0/ /

Bldg #: 1 of 1

Bldg Name:

Sec #: 1 of 1

Card 1 of 1

State Use:313

Print Date:11/25/2015 13:01

CURRENT OWNER		TOPO.	UTILITIES	STRT./ROAD	LOCATION	CURRENT ASSESSMENT				1006 AST LONGMEADOW, MA VISION	
MAPLE CRANE REALTY INC			1 TYPCL			Description	Code	Appraised Value	Assessed Value		
PO BOX 441						COMMERC.	313	194,800	194,800		
EAST LONGMEADOW, MA 01028						COMM LAND	313	169,700	169,700		
Additional Owners:						COMMERC.	313	16,700	16,700		
SUPPLEMENTAL DATA						Total				381,200	381,200
Other ID:			Received								
SP Permit			Prior ID								
Chapter Land			Owner Occ								
OC Dates			Final Area								
In+Ex FY			Current Ac.								
Mailed			ASSOC PID#								
GIS ID: F_380186_2850474											

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.	PREVIOUS ASSESSMENTS (HISTORY)								
MAPLE CRANE REALTY INC		08987/ 0180	11/07/1994	U	I	775,000	G	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
HOME LUMBER CO INC		02804/ 0225	04/28/1961	U	I	0		2015	313	194,800	2014	B	156,500	2013	B	157,800
								2015	313	169,700	2014	L	155,500	2013	L	155,500
								2015	313	16,700	2014	O	13,400	2013	O	13,400
								Total:		381,200	Total:		325,400	Total:		326,700

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:												

ASSESSING NEIGHBORHOOD						
NBHD/ SUB		NBHD Name		Street Index Name	Tracing	Batch
0001/A					313	BA

NOTES				
BLDG 1 CONV TO OFC 87 OFFICE REBUILT				
1989 94 SALE INCLS OTHER, BMT UNFIN-STG				
TQS HAS PARTIAL PLYWOOD FLOOR				
ADVANCED UROLOGY				

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		
201303178	01/06/2014	9	ALTERATION	25,000	05/12/2014	100	05/12/2014	SIDE ENTRY WITH HALL	05/12/2014			105	14	INSPECTED		
201303120	12/19/2013	6	SIGN	875	05/12/2014	100	05/12/2014		05/11/2012			317	15	PERMIT VISIT		
201303036	11/15/2013	7	REMODEL	37,000	05/12/2014	100	05/12/2014	INTERIOR BUILD-OUT	02/10/2012			317	15	PERMIT VISIT		
201201506	03/29/2012	6	SIGN	600		0		DENISE SMITH PHOTO	12/17/2010			317	15	PERMIT VISIT		
21	01/22/2009	6	SIGN	400		0		GROUND & WALL TEN	12/04/2009			317	15	PERMIT VISIT		
9	01/01/1989	MN	Manual Note	50,000		0		ADDITION								

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	313	LUMBER	IND				58,730	SF	2.63	1.1000	D	1.0000		1.00	BA		1.00	2.89	169,700

Total Card Land Units:			1.35	AC	Parcel Total Land Area:			1.35	AC	Total Land Value:			169,700
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CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)							
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description				
Style	71		OFFICE								
Model	94		COMMERCIAL								
Grade	C+		AVG. (+)								
Stories	1.75		1 3/4 Stories								
Occupancy	1			MIXED USE							
Exterior Wall 1	2		CLAPBOARD	Code	Description		Percentage				
Exterior Wall 2				313	LUMBER		100				
Roof Structure	1		GABLE	LUMBER							
Roof Cover	1		ASPHALT SH								
Interior Wall 1	1		DRYWALL								
Interior Wall 2											
Interior Floor 1	4		CARPET					COST/MARKET VALUATION			
Interior Floor 2	5		LINO/VINYL					Adj. Base Rate:			
Heating Fuel	2		GAS					74.03			
Heating Type	1		FORCED H/A					Replace Cost			
AC Percent	100							226,464			
FBM Sqft								AYB			
Bldg Use	313		LUMBER					EYB			
Total Rooms	0							2000			
Bedrooms	0							GV			
Full Baths	0							Dep Code			
Half Baths	5							Remodel Rating			
Extra Fixtures	0							Year Remodeled			
#Heat Sys	1							Dep %			
Frame	1		WOOD					14			
Bath Style	G		GOOD					Functional Obslnc			
Foundation	2		CONC BLOCK					External Obslnc			
Partitions	T		TYPICAL					Cost Trend Factor			
Wall Height	12							1			
FBM Quality								Condition			
								% Complete			
								Overall % Cond			
								86			
								Apprais Val			
								194,800			
								Dep % Ovr			
								0			
								Dep Ovr Comment			
								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	18,875	1.61	1955	A		AV	55	16,700

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	1,530		14.81	22,654
EFP	ENCL PORCH	0	24		21.59	518
FFL	1ST FLOOR	1,530	1,530		74.03	113,269
OFP	OPEN PORCH	0	168		7.49	1,259
SFL	2ND FLOOR	51	51		74.03	3,776
TQS	3/4 STORY	1,148	1,530		55.55	84,989
Ttl. Gross Liv/Lease Area:		2,729	4,833	3,059		226,464

