

Print Date: 12/01/2015 14:03

CURRENT OWNER										TOPO.					UTILITIES					STRT./ROAD					LOCATION					CURRENT ASSESSMENT																			
MACKENZIE PROPERTY GROUP LLC PO BOX 264 EAST LONGMEADOW, MA 01028 Additional Owners:																														Description		Code		Appraised Value		Assessed Value													
																														INDUSTR.		400		492,400		492,400													
																														IND LAND		400		163,200		163,200													
																														INDUSTR.		400		10,000		10,000													
										SUPPLEMENTAL DATA															Received Prior ID Owner Occ Final Area Current Ac. ASSOC PID#					Total					665,600		665,600												
										Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_375913_2844374																																							
RECORD OF OWNERSHIP										BK-VOL/PAGE					SALE DATE					q/u	v/i	SALE PRICE					V.C.	PREVIOUS ASSESSMENTS (HISTORY)																					
MACKENZIE PROPERTY GROUP LLC MACKENZIE NEIL G, WEST MASS										17495/ 376 06393/ 028 0/ 0					10/02/2008 02/18/1987					U	I	53,730 0					B	Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value											
																												2015	400	492,400		2014	B	542,000		2013	B	546,700											
																												2015	400	163,200		2014	L	180,000		2013	L	180,000											
																												2015	400	10,000		2014	O	10,700		2013	O	10,900											
																														Total:		665,600		Total:		732,700		Total:		737,600									
EXEMPTIONS										OTHER ASSESSMENTS										This signature acknowledges a visit by a Data Collector or Assessor																													
Year	Type	Description					Amount					Code	Description					Number												Amount					Comm. Int.														
																																			APPRAISED VALUE SUMMARY														
																																								Appraised Bldg. Value (Card)					472,800				
																																								Appraised XF (B) Value (Bldg)					19,600				
																																								Appraised OB (L) Value (Bldg)					10,000				
																																								Appraised Land Value (Bldg)					163,200				
																																								Special Land Value					0				
																																								Total Appraised Parcel Value					665,600				
																																								Valuation Method:					C				
																																								Adjustment:					0				
																																								Net Total Appraised Parcel Value					665,600				
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																	
259		12/01/2030		MN		Manual Note			500					0					SIGN					01/08/2008						250	P1	PHONE MESSAG																	
294		09/18/2007		4		ADDITION			0					0					COST INCLUDED IN PE					12/26/2007						317	15	PERMIT VISIT																	
262		08/22/2007		41		FOUNDATION			264,769					0					80' X 80' (COST INCLU					05/07/2004						303	3	MEAS+INSPCTD																	
120		05/01/1994		MN		Manual Note			11,070					0					ALTERATION					01/15/1995						107	15	PERMIT VISIT																	
232		07/01/1988		MN		Manual Note			300,000					0					OFFICE					05/30/1990						131	14	INSPECTED																	
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	400	FACTORY					INDG				40,000 SF		3.10		0.7000	B	1.0000	1.00	GG	1.00											1.00		2.17	86,800															
1	400	FACTORY					INDG				1.47 AC		52,000.00		1.0000	0	1.0000	1.00	GG	1.00											1.00		52,000.00	76,400															
Total Card Land Units:										2.39 AC		Parcel Total Land Area:										2.39 AC										Total Land Value:										163,200							

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)				
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description	
Style	34		INDUSTRIAL					
Model	96		INDUSTRIAL					
Grade	C+		AVG. (+)					
Stories	1.00		1 STORY					
Occupancy	1			MIXED USE				
Exterior Wall 1	21		CONC BLOCK	Code	Description		Percentage	
Exterior Wall 2				400	FACTORY		100	
Roof Structure	4		FLAT					
Roof Cover	4		TAR+GRAVEL					
Interior Wall 1	5		MINIMUM					
Interior Wall 2	1		DRYWALL	COST/MARKET VALUATION				
Interior Floor 1	12		CONCRETE	Adj. Base Rate:			33.16	
Interior Floor 2	4		CARPET					
Heating Fuel	2		GAS					
Heating Type	7		UNIT HTRS	Replace Cost			576,578	
AC Percent	2			AYB			1988	
FBM Sqft				EYB			1996	
Bldg Use	400		FACTORY	Dep Code			GD	
Total Rooms	0			Remodel Rating				
Bedrooms	0			Year Remodeled				
Full Baths	0		Dep %			18		
Half Baths	4		Functional Obslnc					
Extra Fixtures	6		External Obslnc					
#Heat Sys	1		Cost Trend Factor			1		
Frame	2	STEEL	Condition					
Bath Style	A	AVERAGE	% Complete					
Foundation	6	SLAB	Overall % Cond			82		
Partitions	T	TYPICAL	Apprais Val			472,800		
Wall Height	20		Dep % Ovr			0		
FBM Quality			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	10,000	1.61	1988	A		AV	60	9,700
83	SIGN			L	12	28.75	1988	G		GD	70	300
SPR	SPRINKLER			L	1	1.00	Null	A		AV	60	0
65	MEZ-UNF	EX	Extra Feature	B	960	17.25	1996	A	1	AV	82	13,600
91	LOAD LEV	EX	Extra Feature	B	2	3,680.00	1996	A	1	AV	82	6,000

BUILDING SUB-AREA SUMMARY SECTION											
Code	Description			Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value			

FFL	1ST FLOOR			17,388	17,388		33.16	576,577			
-----	-----------	--	--	--------	--------	--	-------	---------	--	--	--

Ttl. Gross Liv/Lease Area:				17,388	17,388	17,388		576,578			
----------------------------	--	--	--	--------	--------	--------	--	---------	--	--	--

