

Property Location: 90-92 MAPLE ST
Vision ID: 646

Account #668

MAP ID:16/ 125A/ 0/ /

Bldg #: 1 of 1

Bldg Name:

Sec #: 1 of 1

Card 1 of 1

State Use:332

Print Date:11/24/2015 17:38

CURRENT OWNER		TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT				1006 AST LONGMEADOW, MA VISION												
MBQ REALTY LLC 94 MAPLE ST EAST LONGMEADOW, MA 01028 Additional Owners:										Description	Code	Appraised Value	Assessed Value													
										COMMERC.	332	78,200	78,200													
										COMM LAND	332	200,500	200,500													
										COMMERC.	332	14,900	14,900													
SUPPLEMENTAL DATA																										
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_379790_2848694						Received Prior ID Owner Occ Final Area Current Ac. ASSOC PID#																				
RECORD OF OWNERSHIP										BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)							
MBQ REALTY LLC WJQ REALTY LLC QUINN CO W J INC,C/O BILL QUINN						20096/ 567 17064/ 355 02875/ 0401		11/13/2013 12/10/2007 05/02/1962		Q	I	350,000		00	B	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value		
																2015	332	78,200	2014	B	75,700	2013	B	75,700		
																2015	332	200,500	2014	L	197,500	2013	L	197,500		
																2015	332	14,900	2014	O	13,600	2013	O	13,600		
																Total:		293,600		Total:		286,800		Total:		286,800
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						332		BG																		
NOTES																										
QUINN CONTRACTORS - HARTLINE PAINTING THIS PARCEL HAS BEEN 90-92 FOR YEARS										Appraised Bldg. Value (Card) 78,200 Appraised XF (B) Value (Bldg) 0 Appraised OB (L) Value (Bldg) 14,900 Appraised Land Value (Bldg) 200,500 Special Land Value 0 Total Appraised Parcel Value 293,600 Valuation Method: C Adjustment: 0 Net Total Appraised Parcel Value 293,600																
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												
									05/14/2004			303	3	MEAS+INSPCTD												
									07/20/1992			107	3	MEAS+INSPCTD												
									04/30/1981			500	3	MEAS+INSPCTD												
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	IND				43,560	2.98	1.4200	E	1.0000	0.50	BG	1.00	SHP3		1.00	2.12	92,300							
1	332	AUTOREP	IND				3.73	58,000.00	1.0000	0	1.0000	0.50	BG	1.00	TOP4		1.00	29,000.00	108,200							
Total Card Land Units:			4.73		AC	Parcel Total Land Area:			4.73			AC			Total Land Value:			200,500								

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	43		WAREHOUSE				
Model	94		COMMERCIAL				
Grade	C-		AVG. (-)				
Stories	1.00		1 Story				
Occupancy	1			MIXED USE			
Exterior Wall 1	6		STUCCO	Code	Description		Percentage
Exterior Wall 2	18		CORREG STL	332	AUTOREP		100
Roof Structure	1		GABLE				
Roof Cover	9		METAL				
Interior Wall 1	5		MINIMUM	COST/MARKET VALUATION			
Interior Wall 2	8		PLYWD PANL	Adj. Base Rate:		29.91	
Interior Floor 1	12		CONCRETE				
Interior Floor 2	4		CARPET				
Heating Fuel	1		OIL	Replace Cost		132,565	
Heating Type	1		FORCED H/A	AYB		1958	
AC Percent	30			EYB		1973	
FBM Sqft				Dep Code		AV	
Bldg Use	332		AUTOREP	Remodel Rating			
Total Rooms	0			Year Remodeled			
Bedrooms	0			Dep %		41	
Full Baths	0			Functional Obslnc			
Half Baths	3			External Obslnc			
Extra Fixtures	0			Cost Trend Factor		1	
#Heat Sys	1			Condition			
Frame	1		WOOD	% Complete			
Bath Style	A		AVERAGE	Overall % Cond		59	
Foundation	6		SLAB	Apprais Val		78,200	
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
02	SHED/FR			L	192	7.48	1940	F		FR	40	500
02	SHED/FR			L	324	7.48	1940	F		FR	40	900
85	PAVING			L	19,546	1.61	1960	F		FR	40	11,300
02	SHED/FR			L	800	7.48	1950	F		FR	40	2,200

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
FFL	1ST FLOOR	4,432	4,432		29.91	132,565	
Ttl. Gross Liv/Lease Area:		4,432	4,432	4,432		132,565	

