

Property Location: 174 SHAKER RD

Account #932

MAP ID: 18/ 16/ 4/ /

Bldg Name:

State Use:325

Vision ID: 907

Bldg #: 1 of 2

Sec #: 1 of 1

Card 1 of 2

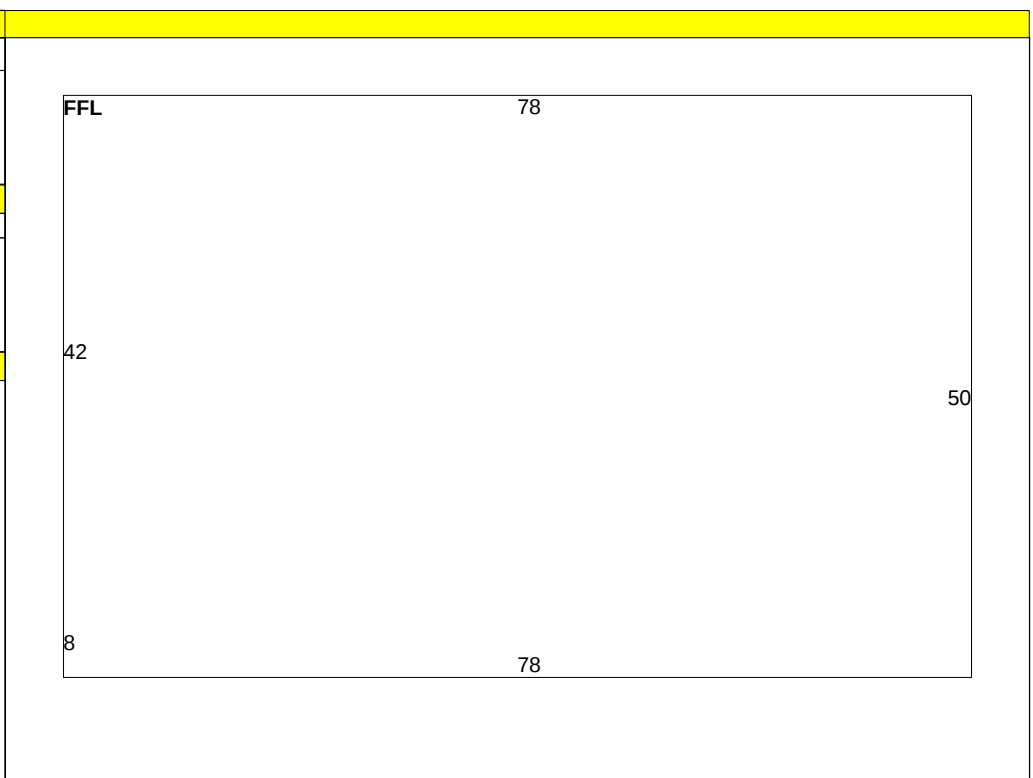
Print Date: 11/24/2015 18:40

CURRENT OWNER				TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT								1006 AST LONGMEADOW, MA VISION																	
ZEPKE RALPH						1 TYPCL						Description		Code		Appraised Value		Assessed Value																			
												COMMERC.		325		277,000		277,000																			
												COMM LAND		325		174,300		174,300																			
174 SHAKER RD												COMMERC.		325		24,200		24,200																			
EAST LONGMEADOW, MA 01028				SUPPLEMENTAL DATA								Total 475,500 475,500																									
Additional Owners:				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_380028_2847181																																	
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)																								
ZEPKE RALPH				04831/ 0157		09/14/1979		U	I	0			Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value														
													2015	325	277,000		2014	B	274,200		2013	B	275,300														
													2015	325	174,300		2014	L	166,500		2013	L	166,500														
													2015	325	24,200		2014	O	19,000		2013	O	19,000														
													Total:		475,500		Total:		459,700		Total:		460,800														
EXEMPTIONS				OTHER ASSESSMENTS								This signature acknowledges a visit by a Data Collector or Assessor APPRAISED VALUE SUMMARY Appraised Bldg. Value (Card) 139,500 Appraised XF (B) Value (Bldg) 0 Appraised OB (L) Value (Bldg) 24,200 Appraised Land Value (Bldg) 174,300 Special Land Value 0 Total Appraised Parcel Value 475,500 Valuation Method: C Adjustment: 0 Net Total Appraised Parcel Value 475,500																									
Year	Type	Description		Amount		Code	Description		Number	Amount	Comm. Int.																										
				Total:																																	
ASSESSING NEIGHBORHOOD														APPRAISED VALUE SUMMARY Appraised Bldg. Value (Card) 139,500 Appraised XF (B) Value (Bldg) 0 Appraised OB (L) Value (Bldg) 24,200 Appraised Land Value (Bldg) 174,300 Special Land Value 0 Total Appraised Parcel Value 475,500 Valuation Method: C Adjustment: 0 Net Total Appraised Parcel Value 475,500																							
NBHD/ SUB		NBHD Name				Street Index Name				Tracing		Batch																									
0001/A										325		BG																									
NOTES														APPRAISED VALUE SUMMARY Appraised Bldg. Value (Card) 139,500 Appraised XF (B) Value (Bldg) 0 Appraised OB (L) Value (Bldg) 24,200 Appraised Land Value (Bldg) 174,300 Special Land Value 0 Total Appraised Parcel Value 475,500 Valuation Method: C Adjustment: 0 Net Total Appraised Parcel Value 475,500																							
COUNTRY GLASS + MIRROR, PAVING IN YARD																																					
ITEMS ON CARD #1 COMBINES THE PAVING																																					
FOR BOTH BUILDINGS																																					
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																
223		01/01/1986		MN	Manual Note		0			0			ADDITION		05/17/2004				303	3	MEAS+INSPCTD																
77		01/01/1985		MN	Manual Note		0			0			BLDG		10/08/1990				107	3	MEAS+INSPCTD																
															04/03/1986				500	15	PERMIT VISIT																
															04/20/1981				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	325	STORE		BUS				39,266	SF	3.13	1.4200	E	1.0000		1.00	BG	1.00			1.00	4.44	174,300															
Total Card Land Units:				0.90		AC		Parcel Total Land Area:				0.9 AC				Total Land Value:								174,300													

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	78		STORE				
Model	94		COMMERCIAL				
Grade	D+		FAIR (+)				
Stories	1.75		1 3/4 Stories				
Occupancy	1						
Exterior Wall 1	18		CORREG STL				
Exterior Wall 2							
Roof Structure	1		GABLE				
Roof Cover	9		METAL				
Interior Wall 1	5		MINIMUM				
Interior Wall 2	1		DRYWALL				
Interior Floor 1	12		CONCRETE				
Interior Floor 2	4		CARPET				
Heating Fuel	1		OIL				
Heating Type	1		FORCED H/A				
AC Percent	8						
FBM Sqft							
FBM Use	325		STORE				
Total Rooms	0						
Bedrooms	0						
Full Baths	0						
Half Baths	2						
Extra Fixtures	1						
#Heat Sys	1						
Frame	1		WOOD				
Bath Style	A		AVERAGE				
Foundation	1		CONCRETE				
Partitions	T		TYPICAL				
Wall Height	12						
FBM Quality							

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
88	FENCE-6			L	192	9.78	1960	A		AV	55	1,000
85	PAVING			L	25,000	1.61	1960	A		AV	55	22,100
84	SIGN-ILU			L	46	40.25	1980	A		AV	55	1,000
01	SHED/MTL			L	24	5.18	1980	A		AV	55	100

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
FFL	1ST FLOOR	3,900	3,900		57.68	224,948	
Ttl. Gross Liv/Lease Area:		3,900	3,900	3,900		224,948	



CURRENT OWNER										TOPO.			UTILITIES			STRT./ROAD			LOCATION			CURRENT ASSESSMENT																						
ZEPKE RALPH 174 SHAKER RD EAST LONGMEADOW, MA 01028 Additional Owners:													1 TYPCL									Description		Code		Appraised Value		Assessed Value																
																						COMMERC.		325		277,000		277,000																
																						COMM LAND		325		174,300		174,300																
																						COMMERC.		325		24,200		24,200																
SUPPLEMENTAL DATA										Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_380028_2847181 Received Prior ID Owner Occ Final Area Current Ac. ASSOC PID#																																		
																				Total		475,500		475,500																				
RECORD OF OWNERSHIP										BK-VOL/PAGE			SALE DATE			q/u		v/i		SALE PRICE			V.C.		PREVIOUS ASSESSMENTS (HISTORY)																			
ZEPKE RALPH										04831/ 0157			09/14/1979			U		I		0							Assessed Value																	
																							Yr.		Code		2015		325		277,000		2014		B		274,200		2013		B		275,300	
																							2015		325		174,300		2014		L		166,500		2013		L		166,500					
																							2015		325		24,200		2014		O		19,000		2013		O		19,000					
																					Total:		475,500		Total:		459,700		Total:		460,800													
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										Appraised Bldg. Value (Card) Appraised XF (B) Value (Bldg) Appraised OB (L) Value (Bldg) Appraised Land Value (Bldg) Special Land Value Total Appraised Parcel Value Valuation Method: Adjustment: Net Total Appraised Parcel Value																																		
NBHD/ SUB				NBHD Name				Street Index Name												Tracing				Batch																				
0001/A																				325				BG																				
NOTES										TENANTS: REDSTONE AUTOMOTIVE & BACK TOWING																																		
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														
																				05/17/2004						303		3		MEAS+INSPCTD														
																				10/08/1990						107		3		MEAS+INSPCTD														
																				04/03/1986						500		15		PERMIT VISIT														
																				04/20/1981						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																	
2	325	STORE				BUS				0 SF		0.00		1.4200	E	1.0000	1.00	BG	1.00					.00	0.00		0																	
Total Card Land Units:										0.00 AC		Parcel Total Land Area:				0.9 AC				Total Land Value:																								

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	39		REPAIR GAR				
Model	94		COMMERCIAL				
Grade	C+		AVG. (+)				
Stories	1.00		1 Story				
Occupancy	2			MIXED USE			
Exterior Wall 1	21		CONC BLOCK	Code	Description		Percentage
Exterior Wall 2				325	STORE		100
Roof Structure	1		GABLE				
Roof Cover	1		ASPHALT SH	COST/MARKET VALUATION			
Interior Wall 1	5		MINIMUM	Adj. Base Rate:		67.13	
Interior Wall 2	1		DRYWALL				
Interior Floor 1	12		CONCRETE	Replace Cost		173,990	
Interior Floor 2	14		ASPHL TILE	AYB		1985	
Heating Fuel	2		GAS	EYB		1993	
Heating Type	1		FORCED H/A	Dep Code		GD	
AC Percent	0			Remodel Rating			
FBM Sqft				Year Remodeled			
Bldg Use	332		AUTOREP	Dep %		21	
Total Rooms	0			Functional Obslnc			
Bedrooms	0			External Obslnc			
Full Baths	0			Cost Trend Factor			
Half Baths	2			Condition			
Extra Fixtures	0			% Complete			
#Heat Sys	1			Overall % Cond		79	
Frame	2		STEEL	Apprais Val		137,500	
Bath Style	A		AVERAGE	Dep % Ovr		0	
Foundation	6		SLAB	Dep Ovr Comment			
Partitions	T		TYPICAL	Misc Imp Ovr		0	
Wall Height	12			Misc Imp Ovr Comment			
FBM Quality				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	2,592	2,592		67.13	173,990	
Ttl. Gross Liv/Lease Area:		2,592	2,592	2,592		173,990	

