

CURRENT OWNER				TOPO.				UTILITIES				STRT./ROAD				LOCATION				CURRENT ASSESSMENT															
KELLY FRADET LUMBER CO INC P O BOX 277 EAST LONGMEADOW, MA 01028 Additional Owners:								1 TYPCL												Description		Code		Appraised Value		Assessed Value									
																				COMMERC.		313		115,800		115,800									
																				COMM LAND		313		274,800		274,800									
																				COMMERC.		313		44,400		44,400									
SUPPLEMENTAL DATA												Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_375786_2855951												Received Field 7 Field 8 Field 9 Field 10 ASSOC PID#											
Total:																								Total:		435,000		435,000							
RECORD OF OWNERSHIP				BK-VOL/PAGE				SALE DATE				q/u	v/i	SALE PRICE				V.C.	PREVIOUS ASSESSMENTS (HISTORY)																
KELLY FRADET LUMBER CO INC				02061/ 0052				07/24/1950				U	I	0					Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value						
																			2016	313	115,800		2015	313	115,800		2014	B	130,900						
																			2016	313	249,900		2015	313	249,900		2014	L	238,600						
																			2016	313	44,400		2015	313	44,400		2014	O	32,300						
																			Total:		410,100		Total:		410,100		Total:		401,800						
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:														APPRAISED VALUE SUMMARY																	
												Appraised Bldg. Value (Card)												115,800											
												Appraised XF (B) Value (Bldg)												0											
												Appraised OB (L) Value (Bldg)												44,400											
												Appraised Land Value (Bldg)												274,800											
												Special Land Value												0											
												Total Appraised Parcel Value												435,000											
												Valuation Method:												C											
												Adjustment:												0											
												Net Total Appraised Parcel Value												435,000											
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			
																						01/20/2004						303		3		MEAS+INSPCTD			
																						07/02/1992						107		3		MEAS+INSPCTD			
																						04/23/1981						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	313	LUMBER			BUS				71,003		SF	2.48	1.5600	E	1.0000	1.00	BG	1.00							1.00	3.87		274,800							
Total Card Land Units:										1.63 AC		Parcel Total Land Area:				1.63 AC				Total Land Value:										274,800					

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	43		WAREHOUSE				
Model	94		COMMERCIAL				
Grade	D+		FAIR (+)				
Stories	1.00		1 Story				
Occupancy	1			MIXED USE			
Exterior Wall 1	18		CORREG STL	Code	Description		Percentage
Exterior Wall 2				313	LUMBER		100
Roof Structure	4		FLAT				
Roof Cover	4		TAR+GRAVEL				
Interior Wall 1	5		MINIMUM				
Interior Wall 2				COST/MARKET VALUATION			
Interior Floor 1	12		CONCRETE	Adj. Base Rate:		24.29	
Interior Floor 2							
Heating Fuel	2		GAS	Replace Cost		206,815	
Heating Type	1		FORCED H/A	AYB		1970	
AC Percent	8			EYB		1970	
FBM Sqft				Dep Code		FR	
Bldg Use	313		LUMBER	Remodel Rating			
Total Rooms	0			Year Remodeled			
Bedrooms	0			Dep %		44	
Full Baths	0			Functional Obslnc			
Half Baths	1			External Obslnc			
Extra Fixtures	0			Cost Trend Fctor		1	
#Heat Sys	1			Condition			
Frame	1		WOOD	% Complete			
Bath Style	A		AVERAGE	Overall % Cond		56	
Foundation	6		SLAB	Apprais Val		115,800	
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	50,000	1.61	1960	A		AV	55	44,300
88	FENCE-6			L	15	9.78	1960	A		AV	55	100

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
CNP	CANOPY	0	680		1.21	826	
FFL	1ST FLOOR	8,480	8,480		24.29	205,989	
Ttl. Gross Liv/Lease Area:		8,480	9,160	8,514		206,815	

