

Property Location: 52 NORTH MAIN ST

Vision ID: 1857

Account #1893

MAP ID: 26/ 7/ A/ /

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

Bldg Name:

State Use: 342

Print Date: 12/15/2017 09:44

CURRENT OWNER					TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT						1006 52 NORTH MAIN ST EAST LONGMEADOW, MA 01028 Additional Owners:																						
TRIMBOLI VINCENT A JR TRIMBOLI DEBRA 52 NORTH MAIN ST EAST LONGMEADOW, MA 01028 Additional Owners:							1 TYPCL						Description		Code		Appraised Value				Assessed Value																				
													COMMERC.		342		244,300				244,300																				
													COMM LAND		342		170,600				170,600																				
													COMMERC.		342		4,900		4,900																						
SUPPLEMENTAL DATA														Total419,800419,800						VISION																					
Other ID:																																									
SP Permit																																									
Chapter Land																																									
OC Dates														Received																											
In+Ex FY														Field 7																											
Mailed														Field 8																											
GIS ID: F_380701_2850988														Field 9																											
														Field 10																											
														ASSOC PID#																											
RECORD OF OWNERSHIP					BK-VOL/PAGE		SALE DATE		q/u		v/i		SALE PRICE		V.C.		PREVIOUS ASSESSMENTS (HISTORY)																								
TRIMBOLI VINCENT A JR BLANCHARD LORRAINE G MCCANDLISH					08287/ 0287 06177/ 0317 05784/ 0541		12/23/1992 08/01/1986 03/29/1985		U U U		1 1 1		165,000 175,000 85,000		V.C.		Yr.		Code		Assessed Value		Yr.		Code		Assessed Value		Yr.		Code		Assessed Value								
																	2017		342		230,100		2016		342		224,400		2015		342		221,900								
																	2017		342		159,000		2016		342		144,600		2015		342		144,600								
																	2017		342		4,900		2016		342		4,900		2015		342		4,900								
																	Total:				394,000		Total:				373,900		Total:				371,400								
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)244,300 Appraised XF (B) Value (Bldg)0 Appraised OB (L) Value (Bldg)4,900 Appraised Land Value (Bldg)170,600 Special Land Value0 Total Appraised Parcel Value419,800 Valuation Method:C Adjustment:0 Net Total Appraised Parcel Value419,800																								
NBHD/ SUB		NBHD Name				Street Index Name				Tracing				Batch																											
0001/A										342				BG																											
NOTES																																									
SALE INCLS 26-6-0 95 BP NVC - PEDIACTRIC DENTAL ASSOCIATES																																									
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													
201402614		10/02/2014		12		REROOF		7,500		03/27/2015		100		03/27/2015				03/27/2015						317		15		PERMIT VISIT													
61		04/21/2003		5		DEMOLITION		6,000				0				DEMOLISH BUILDING		04/26/2004						303		15		PERMIT VISIT													
40		03/08/2002		60		COMM BLDG		300,000				0				DMLSH EXT OFF & GR		05/27/2003						200		3		MEAS+INSPCTD													
24		02/07/2002		6		SIGN		200				0						12/18/1995						107		15		PERMIT VISIT													
25		02/07/2002		5		DEMOLITION		2,200				0				RMVE GARAGE		01/27/1994						105		15		PERMIT VISIT													
121		05/23/1995		12		REROOF		3,800				0				REROOF																									
41		04/01/1993		MN		Manual Note		5,000				0				ALTERATION																									
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		342		PROF OF		COM								25,730		SF		3.88		1.7100		E		1.0000		1.00		BG		1.00						1.00		6.63		170,600	
Total Card Land Units:																	0.59		AC		Parcel Total Land Area:		0.59		AC		Total Land Value:						170,600								

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	72		OFFICE-PRO				
Model	94		COMMERCIAL				
Grade	C		AVERAGE				
Stories	1.00		1 STORY				
Occupancy	1			MIXED USE			
Exterior Wall 1	8		BRICK VENR	Code	Description		Percentage
Exterior Wall 2				342	PROF OF		100
Roof Structure	9		STANDARD				
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL				
Interior Wall 2				COST/MARKET VALUATION			
Interior Floor 1	4		CARPET	Adj. Base Rate:		94.62	
Interior Floor 2	14		ASPHL TILE				
Heating Fuel	2		GAS	Replace Cost			277,615
Heating Type	1		FORCED H/A	AYB			2002
AC Percent	100			EYB			2005
FBM Sqft				Dep Code			AG
Bldg Use	342		PROF OF	Remodel Rating			
Total Rooms	0			Year Remodeled			
Bedrooms	0			Dep %			12
Full Baths	0			Functional Obslnc			
Half Baths	2			External Obslnc			
Extra Fixtures	5			Cost Trend Factor			1
#Heat Sys	1			Condition			
Frame	1		WOOD	% Complete			
Bath Style	A		AVERAGE	Overall % Cond			88
Foundation	6		SLAB	Apprais Val			244,300
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	3,500	1.61	2002	A		GD	70	3,900
86	CONC PAV			L	480	2.30	2002	G		GD	70	1,000

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
EFP	ENCL PORCH	0	72		28.91	2,082	
FFL	1ST FLOOR	2,890	2,890		94.62	273,452	
WDK	WOOD DECK	0	156		13.34	2,082	

Ttl. Gross Liv/Lease Area:		2,890	3,118	2,934	277,615		
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