

Property Location: 78 SHAKER RD
Vision ID: 2136

Account #2173

Bldg #: 1 of 1

Bldg Name: Sec #: 1 of 1

Card 1 of 1

State Use: 352

Print Date: 12/15/2017 11:23

CURRENT OWNER

ODAY EAST LONGMEADOW LLC

2149 BOSTON RD

WILBRAHAM, MA 01095

Additional Owners:

TOPO.

UTILITIES

1 TYPCL

STRT./ROAD

LOCATION

SUPPLEMENTAL DATA

Other ID:
SP Permit
Chapter Land
OC Dates
In+Ex FY
Mailed
GIS ID: F_380773_2849008

Received
Field 7
Field 8
Field 9
Field 10
ASSOC PID#

CURRENT ASSESSMENT

Description

COMMERC.

COMM LAND

COMMERC.

Code

352

352

352

Appraised Value

351,700

178,000

13,800

Assessed Value

351,700

178,000

13,800

Total

543,500

543,500

1006

AST LONGMEADOW, M

VISION

RECORD OF OWNERSHIP

ODAY EAST LONGMEADOW LLC

PETERSEN SCOTT L + KATIE,

CHAPDELAINE JOSEPH + SONS

BK-VOL/PAGE

11142/ 564

08839/ 0406

03695/ 0047

SALE DATE

03/31/2000

05/25/1994

05/30/1972

q/u

U

U

U

v/i

I

V

I

SALE PRICE

100

110,000

0

V.C.

B

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

2017

2017

2017

Total:

Code

352

352

352

Assessed Value

330,600

179,700

13,800

Yr.

2016

2016

2016

Total:

Code

352

352

352

Assessed Value

320,500

163,600

13,800

Yr.

2015

2015

2015

Total:

Code

352

352

352

Assessed Value

320,500

163,600

13,800

Total:

497,900

497,900

EXEMPTIONS

Year

Type

Description

Amount

Code

OTHER ASSESSMENTS

Description

Number

Amount

Comm. Int.

APPRAISED VALUE SUMMARY

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

351,700

0

13,800

178,000

0

543,500

C

0

543,500

ASSESSING NEIGHBORHOOD

NBHD/ SUB

0001/A

NBHD Name

Street Index Name

Tracing

352

Batch

BG

NOTES

SUB DIV 751 THE KIDS PLACE

BUILDING PERMIT RECORD

Permit ID

193

194

101

Issue Date

07/01/1994

07/01/1994

05/01/1994

Type

MN

MN

MN

Description

Manual Note

Manual Note

Manual Note

Amount

1,500

2,000

425,000

Insp. Date

% Comp.

0

0

0

Date Comp.

Comments

SIGN

SIGN

DAY CARE

VISIT/CHANGE HISTORY

Date

05/25/2004

02/10/1995

05/09/1981

Type

IS

ID

303

107

500

Cd.

3

15

14

Purpose/Result

MEAS+INSPCTD

PERMIT VISIT

INSPECTED

LAND LINE VALUATION SECTION

B #

1

Use Code

352

Use Description

DAYCARE

Zone

BUS

D

Front

Depth

Units

34,292

SF

Unit Price

3.33

I. Factor

1.5600

S.A.

D

Acre Disc

1.0000

C. Factor

1.00

ST. Idx

BA

Adj.

1.00

Notes- Adj

Special Pricing

S Adj Fact

1.00

Adj. Unit Price

5.19

Land Value

178,000

Total Card Land Units:

0.79

AC

Parcel Total Land Area:

0.79

AC

Total Land Value:

178,000

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	71		OFFICE				
Model	94		COMMERCIAL				
Grade	B		GOOD				
Stories	1.00		1 STORY				
Occupancy	1			MIXED USE			
Exterior Wall 1	21		CONC BLOCK	Code	Description		Percentage
Exterior Wall 2				352	DAYCARE		100
Roof Structure	1		GABLE				
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL				
Interior Wall 2				COST/MARKET VALUATION			
Interior Floor 1	5		LINO/VINYL	Adj. Base Rate:			83.23
Interior Floor 2	4		CARPET				
Heating Fuel	2		GAS				
Heating Type	1		FORCED H/A				
AC Percent	100			Replace Cost			418,648
FBM Sqft				AYB			1994
Bldg Use	352		DAYCARE	EYB			2001
Total Rooms	0			Dep Code			GD
Bedrooms	0			Remodel Rating			
Full Baths	0			Year Remodeled			
Half Baths	7			Dep %			16
Extra Fixtures	0			Functional ObsInc			
#Heat Sys	1			External ObsInc			
Frame	2		STEEL	Cost Trend Factor			1
Bath Style	A		AVERAGE	Condition			
Foundation	6		SLAB	% Complete			
Partitions	T		TYPICAL	Overall % Cond			84
Wall Height	12			Apprais Val			351,700
FBM Quality				Dep % Ovr			0
				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	1994	A		GD	70	11,300
84	SIGN-ILU			L	32	40.25	1994	A		GD	70	900
87	FENCE-4			L	416	6.90	1994	A		AV	55	1,600

BUILDING SUB-AREA SUMMARY SECTION						
<i>Code</i>	<i>Description</i>	<i>Living Area</i>	<i>Gross Area</i>	<i>Eff. Area</i>	<i>Unit Cost</i>	<i>Undeprec. Value</i>
FFL	1ST FLOOR	4,929	4,929		83.23	410,242
OPF	OPEN PORCH	0	1,007		8.35	8,406

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OFP	53	
19		19
FFL	53	
93		93
	53	

