

Property Location: 159 DENSLOW RD
Vision ID: 6515

Account #6619

MAP ID: 10/ 14/ 3/ /

Bldg Name:

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 957

Print Date: 12/16/2017 10:59

CURRENT OWNER					TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT								1006 4ST LONGMEADOW, MA VISION														
LOWER PIONEER VALLEY EDUCATIONAL CORP 180 MAPLE ST EAST LONGMEADOW, MA 01028 Additional Owners:							1 TYPCL						Description		Code		Appraised Value		Assessed Value																
													EXEMPT		957		234,300		234,300																
													EXM LAND		957		179,100		179,100																
													EXEMPT		957		112,600		112,600																
SUPPLEMENTAL DATA																																			
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_376758_2840981										Received Field 7 Field 8 Field 9 Field 10 ASSOC PID#																									
														Total				526,000		526,000															
RECORD OF OWNERSHIP					BK-VOL/PAGE			SALE DATE		q/u		v/i		SALE PRICE		V.C.		PREVIOUS ASSESSMENTS (HISTORY)																	
LOWER PIONEER VALLEY EDUCATIONAL CORP DENSLOW ROAD INVESTORS INC,					30659/ LC 0/ 0			08/16/2002		U U		I		150,000 0		G		Yr.		Code		Assessed Value		Yr.		Code		Assessed Value		Yr.		Code		Assessed Value	
																		2017		957		226,900		2016		957		216,600		2015		957		216,600	
																		2017		957		201,000		2016		957		201,000		2015		957		201,000	
																		2017		957		112,600		2016		957		111,000		2015		957		111,000	
																		Total:				540,500		Total:				528,600		Total:				528,600	
EXEMPTIONS					OTHER ASSESSMENTS										This signature acknowledges a visit by a Data Collector or Assessor APPRAISED VALUE SUMMARY Appraised Bldg. Value (Card)199,500 Appraised XF (B) Value (Bldg)34,800 Appraised OB (L) Value (Bldg)112,600 Appraised Land Value (Bldg)179,100 Special Land Value0 Total Appraised Parcel Value526,000 Valuation Method:C Adjustment:0 Net Total Appraised Parcel Value526,000																				
Year		Type		Description			Amount			Code		Description													Number		Amount		Comm. Int.						
Total:																																			
ASSESSING NEIGHBORHOOD																																			
NBHD/ SUB			NBHD Name				Street Index Name				Tracing				Batch																				
0001/A											957				GA																				
NOTES																																			
SUB DIV #860& 900 - BUS TERMINAL FOR EAST LONGMEADOW AND LONGMEADOW																																			
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					
271		09/23/2002		60		COMM BLDG			0				0				OC 5/3/2003			02/05/2017						317		16		FIELDREV CHG					
																				12/18/2015						317		3		MEAS+INSPCTD					
																				05/27/2003						200		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	957	CHAR SERVICE			INDG				40,000		SF	3.10	0.5600	A	1.0000	1.00	GA	1.00				1.00		1.74		69,600									
1	957	CHAR SERVICE			INDG				3.65		AC	40,000.00	1.0000	0	1.0000	0.75	GA	1.00		ESM2		1.00		30,000.00		109,500									
Total Card Land Units:									4.57		AC	Parcel Total Land Area:				4.57 AC				Total Land Value:									179,100						

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)								
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description					
Style	30		GARAGE									
Model	94		COMMERCIAL									
Grade	B+		GOOD (+)									
Stories	1.00		1 STORY									
Occupancy	1			MIXED USE								
Exterior Wall 1	18		CORREG STL	Code	Description		Percentage					
Exterior Wall 2				957	CHAR SERVICE		100					
Roof Structure	1		GABLE									
Roof Cover	9		METAL									
Interior Wall 1	5		MINIMUM									
Interior Wall 2	4		SOLID WOOD	COST/MARKET VALUATION								
Interior Floor 1	12		CONCRETE	Adj. Base Rate:		51.31						
Interior Floor 2	4		CARPET									
Heating Fuel	2		GAS	Replace Cost		221,649						
Heating Type	7		UNIT HTRS	AYB		2002						
AC Percent	25			EYB		2007						
FBM Sqft				Dep Code		GD						
Bldg Use	957		CHAR SERVICE	Remodel Rating								
Total Rooms	0			Year Remodeled								
Bedrooms	0			Dep %		10						
Full Baths	0			Functional Obslnc								
Half Baths	2			External Obslnc								
Extra Fixtures	0			Cost Trend Factor		1						
#Heat Sys	2			Condition								
Frame	2		STEEL	% Complete								
Bath Style	A		AVERAGE	Overall % Cond		90						
Foundation	6		SLAB	Apprais Val		199,500						
Partitions	T		TYPICAL	Dep % Ovr		0						
Wall Height	16			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
90	FENCE-10			L	880	16.10	2002	G		GD	70	12,400
85	PAVING			L	70,000	1.61	2002	G		GD	70	98,600
78	LITE-DBL			L	1	920.00	2002	A		AV	55	500
79	LITE-TPL			L	2	1,035.00	2002	A		AV	55	1,100
64	MEZ-FIN			B	1,120	27.60	2007	G	1	GD	90	34,800
BUILDING SUB-AREA SUMMARY SECTION												
Code	Description			Living Area		Gross Area		Eff. Area		Unit Cost		Undeprec. Value
FFL	1ST FLOOR			4,320		4,320				51.31		221,649
Ttl. Gross Liv/Lease Area:				4,320		4,320		4,320				221,649

80

54

FFL

54

80



