

Property Location: 600 NORTH MAIN ST  
Vision ID: 1055

Account #1085

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 031  
Print Date: 12/06/2018 13:00

CURRENT OWNER

LIQUORI PASQUALE

51 ROLLINS DR

EAST LONGMEADOW, MA 01028

Additional Owners:

TOPO.

UTILITIES

1 TYPCL

STRT./ROAD

LOCATION

CURRENT ASSESSMENT

Description

RESIDENTL.

RES LAND

RESIDENTL.

COMMERC.

COMM LAND

COMMERC.

Total

Code

013

013

013

031

031

031

342,900

Appraised Value

64,680

46,002

2,475

131,320

93,398

5,025

342,900

Assessed Value

64,680

46,002

2,475

131,320

93,398

5,025

342,900

1006

AST LONGMEADOW, M

VISION

RECORD OF OWNERSHIP

LIQUORI PASQUALE

DOLACK ANNE

DOLACK WILL

BK-VOL/PAGE

08172/ 0335

04412/ 0360

0/ 0

SALE DATE

09/17/1992

04/26/1977

q/u

U

U

U

v/i

1

1

SALE PRICE

150,000

0

0

V.C.

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

2018

013

71,808

2017

013

65,538

2016

013

63,591

2018

013

46,002

2017

013

43,989

2016

013

40,062

2018

013

2,475

2017

013

2,475

2016

013

2,475

2018

031

145,792

2017

031

133,062

2016

031

129,109

2018

031

93,398

2017

031

89,311

2016

031

81,338

2018

031

5,025

2017

031

5,025

2016

031

5,025

Total:

364,500

Total:

339,400

Total:

321,600

EXEMPTIONS

Year

Type

Description

Amount

Code

Description

Number

Amount

Comm. Int.

Total:

OTHER ASSESSMENTS

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

2018

013

71,808

2017

013

65,538

2016

013

63,591

2018

013

46,002

2017

013

43,989

2016

013

40,062

2018

013

2,475

2017

013

2,475

2016

013

2,475

2018

031

145,792

2017

031

133,062

2016

031

129,109

2018

031

93,398

2017

031

89,311

2016

031

81,338

2018

031

5,025

2017

031

5,025

2016

031

5,025

Total:

364,500

Total:

339,400

Total:

321,600

ASSESSING NEIGHBORHOOD

NBHD/ SUB

NBHD Name

Street Index Name

Tracing

Batch

0001/A

031

BG

NOTES

PATSYS PIZZERIA 94 PERMIT NVC KITCHEN

EXTENDED 1996

BUILDING PERMIT RECORD

Permit ID

Issue Date

Type

Description

Amount

Insp. Date

% Comp.

Date Comp.

Comments

201300346

03/21/2013

17

DECK

4,000

0

30X10

201300349

03/14/2013

GEN

GENERATOR

14,000

0

41

03/28/1996

MN

Manual Note

8,000

0

ADDITION

247

09/01/1994

MN

Manual Note

2,000

0

FURNACE

288

10/01/1992

MN

Manual Note

15,000

0

ADDITION

270

09/01/1992

MN

Manual Note

800

0

DEMOLITION

VISIT/CHANGE HISTORY

Date

Type

IS

ID

Cd.

Purpose/Result

05/10/2013

105

15

PERMIT VISIT

05/10/2013

105

15

PERMIT VISIT

09/16/2010

317

3

MEAS+INSPCTD

05/26/2004

303

3

MEAS+INSPCTD

12/11/1996

200

15

PERMIT VISIT

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

031

MixComRes

BUS

15,100

SF

5.40

1.7100

E

1.0000

1.00

BG

1.00

1.00

9.23

139,400

Total Card Land Units:

0.35

AC

Parcel Total Land Area:

0.35

AC

Total Land Value:

139,400

| CONSTRUCTION DETAIL |      |     |               | CONSTRUCTION DETAIL (CONTINUED) |             |     |             |
|---------------------|------|-----|---------------|---------------------------------|-------------|-----|-------------|
| Element             | Cd.  | Ch. | Description   | Element                         | Cd.         | Ch. | Description |
| Style               | 74   |     | RESTAURANT    |                                 |             |     |             |
| Model               | 94   |     | COMMERCIAL    |                                 |             |     |             |
| Grade               | C    |     | AVERAGE       |                                 |             |     |             |
| Stories             | 2.35 |     | 2 1/4 STORIES |                                 |             |     |             |
| Occupancy           | 2    |     |               | MIXED USE                       |             |     |             |
| Exterior Wall 1     | 6    |     | STUCCO        | Code                            | Description |     | Percentage  |
| Exterior Wall 2     | 4    |     | VINYL         | 031                             | MixComRes   |     | 67          |
| Roof Structure      | 1    |     | GABLE         | 013                             | RES/COM     |     | 33          |
| Roof Cover          | 1    |     | ASPHALT SH    |                                 |             |     |             |
| Interior Wall 1     | 1    |     | DRYWALL       | COST/MARKET VALUATION           |             |     |             |
| Interior Wall 2     | 4    |     | SOLID WOOD    | Adj. Base Rate:                 |             |     | 51.13       |
| Interior Floor 1    | 6    |     | CERAMIC TL    | Replace Cost                    |             |     | 246,196     |
| Interior Floor 2    | 4    |     | CARPET        | AYB                             |             |     | 1900        |
| Heating Fuel        | 2    |     | GAS           | EYB                             |             |     | 1997        |
| Heating Type        | 1    |     | FORCED H/A    | Dep Code                        |             |     | GV          |
| AC Percent          | 100  |     |               | Remodel Rating                  |             |     |             |
| FBM Sqft            |      |     |               | Year Remodeled                  |             |     |             |
| Bldg Use            | 031  |     | MixComRes     | Dep %                           |             |     | 21          |
| Total Rooms         | 3    |     |               | Functional ObsInc               |             |     |             |
| Bedrooms            | 2    |     |               | External ObsInc                 |             |     |             |
| Full Baths          | 1    |     |               | Cost Trend Factor               |             |     | 1           |
| Half Baths          | 2    |     |               | Condition                       |             |     |             |
| Extra Fixtures      | 0    |     |               | % Complete                      |             |     |             |
| #Heat Sys           | 1    |     |               | Overall % Cond                  |             |     | 79          |
| Frame               | 1    |     | WOOD          | Apprais Val                     |             |     | 194,500     |
| Bath Style          | A    |     | AVERAGE       | Dep % Ovr                       |             |     | 0           |
| Foundation          | 2    |     | CONC BLOCK    | 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 |
| 85                                                             | PAVING      | EX  | Extra Feature | L   | 7,200 | 1.61       | 1975 | A   |       | AV  | 55   | 6,400     |
| 83                                                             | SIGN        |     |               | L   | 27    | 28.75      | 1975 | A   |       | AV  | 55   | 400       |
| 77                                                             | LITE-SIN    |     |               | L   | 1     | 690.00     | 1990 | A   |       | AV  | 55   | 400       |
| 87                                                             | FENCE-4     |     |               | L   | 80    | 6.90       | 1980 | A   |       | AV  | 55   | 300       |
| 81                                                             | COOLER      |     |               | B   | 48    | 46.00      | 1997 | A   | 1     | AV  | 68   | 1,500     |
| GEN                                                            | GENERATOR   |     |               | B   | 1     | 0.00       | 1997 | A   | 1     | AV  | 68   | 0         |

| <b>BUILDING SUB-AREA SUMMARY SECTION</b> |                    |                    |                   |                  |                  |                        |  |  |  |  |
|------------------------------------------|--------------------|--------------------|-------------------|------------------|------------------|------------------------|--|--|--|--|
| <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> |  |  |  |  |
| BMT                                      | BASEMENT           | 0                  | 1,575             |                  | 10.23            | 16,106                 |  |  |  |  |
| FFL                                      | 1ST FLOOR          | 2,842              | 2,842             |                  | 51.13            | 145,314                |  |  |  |  |
| OFP                                      | OPEN PORCH         | 0                  | 52                |                  | 4.92             | 256                    |  |  |  |  |
| SFL                                      | 2ND FLOOR          | 1,344              | 1,344             |                  | 51.13            | 68,720                 |  |  |  |  |
| UAT                                      | UNFIN ATTC         | 0                  | 864               |                  | 10.24            | 8,846                  |  |  |  |  |
| WDK                                      | WOOD DECK          | 0                  | 968               |                  | 7.18             | 6,954                  |  |  |  |  |

|                                          |  |              |              |              |  |                |
|------------------------------------------|--|--------------|--------------|--------------|--|----------------|
|                                          |  |              |              |              |  |                |
| <b><i>Ttl. Gross Liv/Lease Area:</i></b> |  | <b>4,186</b> | <b>7,645</b> | <b>4,815</b> |  | <b>246,196</b> |

