

Property Location: 60 NORTH MAIN ST

Account #1903

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 031

Print Date: 12/06/2018 16:15

VISION ID: 1867

1006
45T LONGMEADOW, MA

VISION

CURRENT OWNER					TOPO.	UTILITIES	STRT./ROAD	LOCATION	CURRENT ASSESSMENT															
LANDMARK PARTNERS INC 60 NORTH MAIN ST E LONGMEADOW, MA 01028 Additional Owners:						1 TYPCL			Description	Code	Appraised Value	Assessed Value												
									RESIDENTL.	013	53,500	53,500												
									RES LAND	013	81,400	81,400												
									RESIDENTL.	013	1,550	1,550												
					SUPPLEMENTAL DATA				COMMERC.	031	53,500	53,500												
Other ID:					Received				COMM LAND	031	81,400	81,400												
SP Permit					Field 7				COMMERC.	031	1,550	1,550												
Chapter Land					Field 8																			
OC Dates					Field 9																			
In+Ex FY					Field 10																			
Mailed																								
GIS ID: F_380629_2851087					ASSOC PID#																			
									Total		272,900	272,900												
RECORD OF OWNERSHIP					BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.	PREVIOUS ASSESSMENTS (HISTORY)													
LANDMARK PARTNERS INC BLANCHARD LORRAINE G, THRASHER					10261/ 132	04/29/1998	U	1	165,000		Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value					
					06767/ 0264	03/01/1988	U	1	140,000	O	2018	013	53,500	2017	013	47,400	2016	013	47,400					
					02650/ 0592	12/22/1958	U	1	0		2018	013	81,400	2017	013	76,200	2016	013	69,400					
											2018	013	1,550	2017	013	1,550	2016	013	1,550					
											2018	031	53,500	2017	031	47,400	2016	031	47,400					
											2018	031	81,400	2017	031	76,200	2016	031	69,400					
											2018	031	1,550	2017	031	1,550	2016	031	1,550					
											Total:		272,900	Total:		250,300	Total:		236,700					
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														
NBHD/ SUB					NBHD Name					Street Index Name					Tracing					Batch				
0001/A										031					BG									
NOTES																								
LANDMARK REALTY																								
Appraised Bldg. Value (Card)										107,000														
Appraised XF (B) Value (Bldg)										0														
Appraised OB (L) Value (Bldg)										3,100														
Appraised Land Value (Bldg)										162,800														
Special Land Value										0														
Total Appraised Parcel Value										272,900														
Valuation Method:										C														
Adjustment:										0														
Net Total Appraised Parcel Value										272,900														
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										
56	04/03/2000	9	ALTERATION	18,200		0		RRF, WDWS,SIDING,PR	03/12/2018			333	2	MEASURED										
98	05/01/1989	MN	Manual Note	1,400		0		SIGN	09/24/2010			311	3	MEAS+INSPCTD										
									11/14/2000			200	15	PERMIT VISIT										
									07/08/1992			107	3	MEAS+INSPCTD										
									01/16/1991			107	2	MEASURED										
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	COM				22,988	SF	4.14	1.7100	E	1.0000		1.00	BG		1.00	7.08	162,800					
Total Card Land Units:			0.53			AC	Parcel Total Land Area:			0.53			AC			Total Land Value:			162,800					

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	15		OLD STYLE				
Model	94		COMMERCIAL				
Grade	C		AVERAGE				
Stories	2.00		2 STORY				
Occupancy	2			MIXED USE			
Exterior Wall 1	4		VINYL	Code	Description		Percentage
Exterior Wall 2				031	MixComRes		50
Roof Structure	1		GABLE	013	RES/COM		50
Roof Cover	1		ASPHALT SH				
Interior Wall 1	2		PLASTER				
Interior Wall 2	1		DRYWALL	COST/MARKET VALUATION			
Interior Floor 1	3		HARDWOOD	Adj. Base Rate:			66.49
Interior Floor 2							
Heating Fuel	2		GAS	Replace Cost			146,535
Heating Type	1		FORCED H/A	AYB			1800
AC Percent	100			EYB			1991
FBM Sqft				Dep Code			GD
Bldg Use	031		MixComRes	Remodel Rating			
Total Rooms	4			Year Remodeled			
Bedrooms	2			Dep %			27
Full Baths	1			Functional ObsInc			
Half Baths	1			External ObsInc			
Extra Fixtures	0			Cost Trend Factor			1
#Heat Sys	1			Condition			
Frame	1		WOOD	% Complete			
Bath Style	A		AVERAGE	Overall % Cond			73
Foundation	3		MASONRY	Apprais Val			107,000
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
84	SIGN-ILU			L	25	40.25	1989	A		AV	55	600
85	PAVING			L	2,800	1.61	1989	A		AV	55	2,500

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	932		13.27	12,360
FFL	1ST FLOOR	1,088	1,088		66.49	72,337
OPF	OPEN PORCH	0	260		6.65	1,725
SFL	2ND FLOOR	896	896		66.49	59,571
WDK	WOOD DECK	0	60		8.86	532

[illegible]