

Property Location: 39 MAPLE ST
Vision ID: 1971

Account #2007

MAP ID: 27/ 17/ 0/ /

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 325

Print Date: 12/06/2018 16:39

CURRENT OWNER

MAPLE CRANE REALTY INC

PO BOX 441

EAST LONGMEADOW, MA 01028

Additional Owners:

TOPO.

UTILITIES

1 TYPCL

STRT./ROAD

LOCATION

CURRENT ASSESSMENT

Description

Code

Appraised Value

Assessed Value

COMMERC.

325

433,300

433,300

COMM LAND

325

125,300

125,300

COMMERC.

325

6,800

6,800

Total

565,400

565,400

1006

4ST LONGMEADOW, MA

VISION

RECORD OF OWNERSHIP

BK-VOL/PAGE

SALE DATE

q/u

v/i

SALE PRICE

V.C.

MAPLE CRANE REALTY INC

HOME LUMBER CO INC

08987/ 0180

03686/ 0251

11/07/1994

04/28/1972

U

U

I

I

775,000

0

G

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

2018

325

433,300

2017

325

398,600

2016

325

387,900

2018

325

125,300

2017

325

131,400

2016

325

119,600

2018

325

6,800

2017

325

6,800

2016

325

6,800

Total:

565,400

Total:

536,800

Total:

514,300

EXEMPTIONS

Year

Type

Description

Amount

Code

OTHER ASSESSMENTS

Description

Number

Amount

Comm. Int.

Total:

ASSESSING NEIGHBORHOOD

NBHD/ SUB

NBHD Name

Street Index Name

Tracing

Batch

0001/A

325

BG

NOTES

ONE UNIT VACANT, TENANTS DENARDO'S

RESTAURANT, WHITES, ONE UNIT STORAGE

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

433,300

0

6,800

125,300

0

565,400

C

0

565,400

BUILDING PERMIT RECORD

Permit ID

Issue Date

Type

Description

Amount

Insp. Date

% Comp.

Date Comp.

Comments

201800656

02/26/2018

14

MIN ALT

20,000

05/29/2018

100

05/29/2018

EXHAUST HOOD INT R

379

11/23/2010

6

SIGN

1,795

0

NVC WHAT'S COOKIN

200

06/25/2008

9

ALTERATION

2,000

0

WINDOWS AND ENTRY

297

09/21/2007

6

SIGN

785

0

WHAT'S COOKING KII

296

09/21/2007

6

SIGN

500

0

WHAT'S COOKING KII

247

08/08/2007

7

REMODEL

34,000

0

(WHAT'S COOKING, K

315

10/01/2005

6

SIGN

450

0

24' X 36' WALL

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

325

STORE

BUS

14,374

SF

5.59

1.5600

D

1.0000

1.00

BA

1.00

1.00

8.72

125,300

Total Card Land Units:

0.33

AC

Parcel Total Land Area:

0.33

AC

Total Land Value:

125,300

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	78		STORE				
Model	94		COMMERCIAL				
Grade	B		GOOD				
Stories	1.00		1 STORY				
Occupancy	3						
Exterior Wall 1	8		BRICK VENR				
Exterior Wall 2	21		CONC BLOCK				
Roof Structure	1		GABLE				
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL				
Interior Wall 2	8		PLYWD PANL				
Interior Floor 1	14		ASPHL TILE				
Interior Floor 2	4		CARPET				
Heating Fuel	2		GAS				
Heating Type	1		FORCED H/A				
AC Percent	80						
FBM Sqft							
Bldg Use	325		STORE				
Total Rooms	0						
Bedrooms	0						
Full Baths	0						
Half Baths	7						
Extra Fixtures	19						
#Heat Sys	1						
Frame	1		WOOD				
Bath Style	A		AVERAGE				
Foundation	6		SLAB				
Partitions	A		ABV AVG				
Wall Height	12						
FBM Quality							

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	6,386	1.61	1971	A		AV	55	5,700
84	SIGN-ILU			L	34	40.25	1986	A		AV	55	800
87	FENCE-4			L	78	6.90	1995	A		AV	55	300

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
CNP	CANOPY	0	640		4.59	2,935	
FFL	1ST FLOOR	6,400	6,400		91.71	586,927	
PAT	PATIO	0	800		4.59	3,668	
Ttl. Gross Liv/Lease Area:		6,400	7,840	6,472		593,530	

CNP	50		
5			
128	28	FFL	128
5			
	50		
	50		
16		PAT	16
	50		

