Property Location: 101 DENSLOW RD | MAP ID: 10/ 5/ 0/ / | Bldg Name: | State Use: 428

Vision ID: 30 | Account # 31 | Bldg #: 1 of 1 | Sec #: 1 of 1 | Card 1 of 1 | Print Date: 12/06/2018 09:00

CURRENT OWNER	TOPO.	UTILITIES	STRT./ROAD	LOCATION
OSTERMAN PROPANE LLC		1 TYPCL		
PO BOX 29				
WHITINSVILLE, MA 01588				
Additional Owners:				

SUPPLEMENTAL DATA

Other ID:	Received
SP Permit	Field 7
Chapter Land	Field 8
OC Dates	Field 9
In+Ex FY	Field 10
Mailed	
GIS ID: F_377729_2841358	ASSOC PID#

CURRENT ASSESSMENT

Description	Code	Appraised Value	Assessed Value
INDUSTR.	428	139,700	139,700
IND LAND	428	236,100	236,100
INDUSTR.	428	17,100	17,100
Total		392,900	392,900

1006

EAST LONGMEADOW, MA

VISION

RECORD OF OWNERSHIP

RECORD OF OWNERSHIP	BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.
OSTERMAN PROPANE LLC	18941/ 277	10/04/2011	U	I	1,893,000	B
OSTERMAN PROPANE STORAGE,LIMITED PARTNI	12225/ 460	03/18/2002	U	I	100,000	F
ARMENTANO ROBERT,TRUSTEE	11361/ 581	10/04/2000	U	I	185,000	F
BAY STATE GAS CO,	03141/ 0605	09/23/1965	U	I	0	

PREVIOUS ASSESSMENTS (HISTORY)

Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
2018	428	139,700	2017	428	127,800	2016	428	124,800
2018	428	236,100	2017	428	269,400	2016	428	269,400
2018	428	17,100	2017	428	17,100	2016	428	17,100
	Total:	392,900		Total:	414,300		Total:	411,300

This signature acknowledges a visit by a Data Collector or Assessor

EXEMPTIONS

Year	Type	Description	Amount
		Total:	

OTHER ASSESSMENTS

Code	Description	Number	Amount	Comm. Int.

APPRAISED VALUE SUMMARY

Appraised Bldg. Value (Card)	139,700
Appraised XF (B) Value (Bldg)	0
Appraised OB (L) Value (Bldg)	17,100
Appraised Land Value (Bldg)	236,100
Special Land Value	0
Total Appraised Parcel Value	392,900
Valuation Method:	C
Adjustment:	0
Net Total Appraised Parcel Value	392,900

ASSESSING NEIGHBORHOOD

NBHD/ SUB	NBHD Name	Street Index Name	Tracing	Batch
0001/A			428	GA

NOTES

FY16 PLAN 1127 - BK PLANS 371-01 NEW

LOT B (1.58 AC) TO PARCEL 10-11-5

BK 20539 PG 261 DATED 12/18/14

BUILDING PERMIT RECORD

Permit ID	Issue Date	Type	Description	Amount	Insp. Date	% Comp.	Date Comp.	Comments

VISIT/ CHANGE HISTORY

Date	Type	IS	ID	Cd.	Purpose/Result
05/10/2004			303	2	MEASURED
01/05/1980			500	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	428	GAS SUB	INDG				40,000	SF	3.10	0.5600	A	1.0000	1.00	GA	1.00			1.00	1.74	69,600
1	428	GAS SUB	INDG				7.57	AC	40,000.00	1.0000	0	1.0000	0.55	GA	1.00	TOP3/ESM2		1.00	22,000.00	166,500

Total Card Land Units: 8.49 AC | Parcel Total Land Area: 8.49 AC | Total Land Value: 236,100

CONSTRUCTION DETAIL

Element	Cd.	Ch.	Description
Style	55		PMP/VLV HS
Model	96		INDUSTRIAL
Grade	B+		GOOD (+)
Stories	1.00		1 STORY
Occupancy	1		
Exterior Wall 1	7		BRICK
Exterior Wall 2			
Roof Structure	1		GABLE
Roof Cover	1		ASPHALT SH
Interior Wall 1	5		MINIMUM
Interior Wall 2			
Interior Floor 1	12		CONCRETE
Interior Floor 2	9		ABOVE AVG
Heating Fuel	2		GAS
Heating Type	5		STEAM
AC Percent	0		
FBM Sqft			
Bldg Use	428		GAS SUB
Total Rooms	0		
Bedrooms	0		
Full Baths	0		
Half Baths	2		
Extra Fixtures	2		
#Heat Sys	1		
Frame	1		WOOD
Bath Style	A		AVERAGE
Foundation	6		SLAB
Partitions	T		TYPICAL
Wall Height	12		
FBM Quality			

CONSTRUCTION DETAIL (CONTINUED)

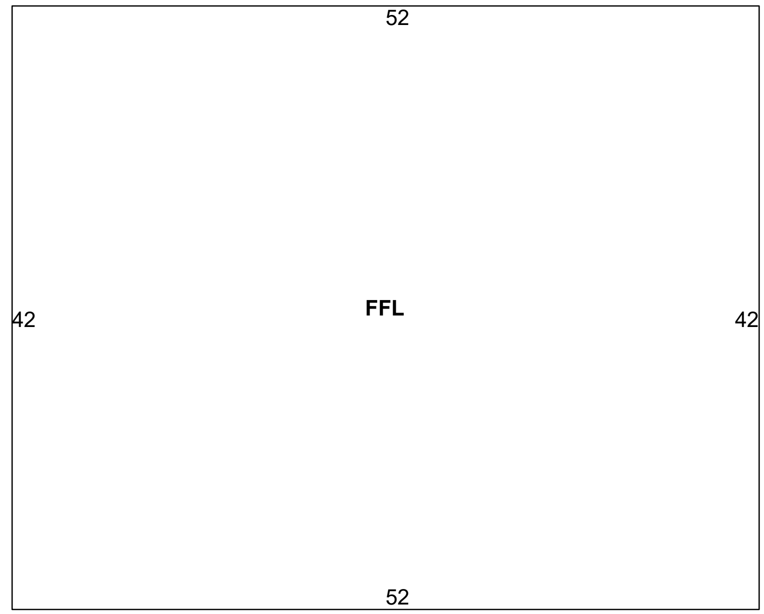
Element	Cd.	Ch.	Description

MIXED USE

Code	Description	Percentage
428	GAS SUB	100

COST/MARKET VALUATION

Adj. Base Rate:	87.62
Replace Cost	191,358
AYB	1960
EYB	1991
Dep Code	GD
Remodel Rating	
Year Remodeled	
Dep %	27
Functional Obslnc	
External Obslnc	
Cost Trend Factor	1
Condition	
% Complete	
Overall % Cond	73
Apprais Val	139,700
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	10,00(	1.61	1970	A		AV	60	9,700
88	FENCE-6			L	1,000	9.78	1960	A		AV	60	5,900
02	SHED/FR			L	24	7.48	1960	G		AV	60	100
77	LITE-SIN			L	2	690.00	1970	A		AV	60	800
78	LITE-DBL			L	1	920.00	1990	A		AV	60	600
SPR	SPRINKLER			L	1	1.00	Null	A		AV	60	0

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
FFL	1ST FLOOR	2,184	2,184		87.62	191,358
	Ttl. Gross Liv/Lease Area:	2,184	2,184	2,184		191,358