

CURRENT OWNER				TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT															
JOHNSON WILLIAM F TR + SERRA DALE M TR 35 FRASER DR EAST LONGMEADOW, MA 01028 Additional Owners:						1 TYPCL						Description		Code		Appraised Value		Assessed Value									
												COMMERC.		352		362,000		362,000									
												COMM LAND		352		64,600		64,600									
												COMMERC.		352		15,700		15,700									
SUPPLEMENTAL DATA										Received Field 7 Field 8 Field 9 Field 10 ASSOC PID#																	
Other ID: SP Permit Chapter Land OC Dates In+Ex FY Mailed GIS ID: F_379787_2849991																											
Total										442,300		442,300															
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)														
JOHNSON WILLIAM F TR +				03362/ 0460		09/04/1968		U	I	0			Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value				
													2018	352	362,000		2017	352	329,500		2016	352	319,300				
													2018	352	64,600		2017	352	73,100		2016	352	66,500				
													2018	352	15,700		2017	352	15,700		2016	352	15,700				
Total:													442,300		Total:		418,300		Total:		401,500						
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:																											
ASSESSING NEIGHBORHOOD												APPRAISED VALUE SUMMARY															
NBHD/ SUB		NBHD Name			Street Index Name			Tracing			Batch																
0001/A								352			IA																
NOTES																											
70% DAYCARE-PRYME TIME DAY CARE CENTER, 15% DANCE STUDIO-DANCE DIMENSIONS, & 15% OFFICE SPACE (VACANT AS OF 5/14/04)												Appraised Bldg. Value (Card) 362,000 Appraised XF (B) Value (Bldg) 0 Appraised OB (L) Value (Bldg) 15,700 Appraised Land Value (Bldg) 64,600 Special Land Value 0 Total Appraised Parcel Value 442,300 Valuation Method: C Adjustment: 0 Net Total Appraised Parcel Value 442,300															
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						
60 219		04/22/1999 08/01/1994		6 MN	SIGN Manual Note		2,000 5,000			0 0			NVC REROOF		06/04/2013 05/14/2004 03/15/2000 01/17/1995 07/17/1992				105 303 200 107 107	15 3 15 15 3	PERMIT VISIT MEAS+INSPCTD PERMIT VISIT PERMIT VISIT 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	352	DAYCARE			IND				21,321 SF		4.33	0.7000	B	1.0000	1.00	IA	1.00					1.00	3.03	64,600			
Total Card Land Units:										0.49 AC	Parcel Total Land Area:					0.49 AC	Total Land Value:										64,600

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	71		OFFICE				
Model	94		COMMERCIAL				
Grade	C		AVERAGE				
Stories	1.00		1 STORY				
Occupancy	1			MIXED USE			
Exterior Wall 1	21		CONC BLOCK	Code	Description		Percentage
Exterior Wall 2	8		BRICK VENR	352	DAYCARE		100
Roof Structure	1		GABLE				
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL	COST/MARKET VALUATION			
Interior Wall 2				Adj. Base Rate:		64.29	
Interior Floor 1	14		ASPHL TILE	Replace Cost		495,838	
Interior Floor 2	4		CARPET	AYB		1971	
Heating Fuel	2		GAS	EYB		1991	
Heating Type	1		FORCED H/A	Dep Code		GD	
AC Percent	100			Remodel Rating			
FBM Sqft				Year Remodeled			
Bldg Use	352		DAYCARE	Dep %		27	
Total Rooms	0			Functional Obslnc			
Bedrooms	0			External Obslnc			
Full Baths	0			Cost Trend Factor		1	
Half Baths	6			Condition			
Extra Fixtures	4			% Complete			
#Heat Sys	1			Overall % Cond		73	
Frame	1		WOOD	Apprais Val		362,000	
Bath Style	A		AVERAGE	Dep % Ovr		0	
Foundation	6		SLAB	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	OB	Outbuilding	L	12,000	1.61	1960	A		AV	55	10,600
03	GARAGE			L	240	28.18	1950	A		AV	55	3,700
87	FENCE-4			L	300	6.90	1999	A		GD	70	1,400

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
CNP	CANOPY	0	640		3.21	2,057	
FFL	1ST FLOOR	7,680	7,680		64.29	493,780	
Ttl. Gross Liv/Lease Area:		7,680	8,320	7,712		495,838	

