

CURRENT OWNER				TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT						1006 EAST LONGMEADOW, MA VISION							
55 MAPLE ASSOCIATES INC 65 MAPLE ST EAST LONGME MA 01028					1	TYPCL					Description		Code	Appraised		Assessed									
											COMMERC.	325	608,800		608,800										
											COMM LAND	325	158,000		158,000										
SUPPLEMENTAL DATA												COMMERC.		325	19,800		19,800								
Alt Prcl ID SP Permit Chapter La OC Dates In+Ex FY Mailed GIS ID F_380192_2849942						Received NIA Field 8 Field 9 Field 10 Assoc Pid#						Total		786,600		786,600									
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE				VC	PREVIOUS ASSESSMENTS (HISTORY)										
55 MAPLE ASSOCIATES INC BOUCHER MICHAEL D + PETER				09989		0051		09-08-1997		U	V	1		1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed		
				05752		0554		01-29-1985		U	I	175,000		2019	325	593,700	2018	325	600,200	2017	325	566,500			
															325	153,500		325	153,500		325	157,000			
															325	19,800		325	19,800		325	19,800			
												Total		767000		Total		773500		Total		743300			
EXEMPTIONS						OTHER ASSESSMENTS						This signature acknowledges a visit by a Data Collector or Assessor													
Year	Code	Description			Amount		Code	Description		Number												Amount		Comm Int	
Total				0.00																					
ASSESSING NEIGHBORHOOD																									
Nbhd		Nbhd Name			B		Tracing				Batch														
0001							325				BG														
NOTES																									
DUNKIN DONUT, CRUISE STORE , WEST SIDE ANGLED, SF IS EXACT. FRAME CORNER, GOLDEN CHINA. 2013 BP TO REMODEL DD NVC												Appraised Bldg. Value (Card) Appraised Xf (B) Value (Bldg) Appraised Ob (B) Value (Bldg) Appraised Land Value (Bldg) Special Land Value Total Appraised Parcel Value Valuation Method Total Appraised Parcel Value										602,700 6,100 19,800 158,000 0 786,600 C 786,600			
BUILDING PERMIT RECORD												VISIT / CHANGE HISTORY													
Permit Id		Issue Date		Type	Description		Amount		Insp Date		% Comp	Date Comp		Comments			Date		Id	Type	Is	Cd	Purpose/Result		
201300463		02-21-2013		7	REMODEL		71,000		05-30-2014		100	05-30-2014		INTERIOR NVC			05-30-2014		317			15	PERMIT VISIT		
201300425		02-15-2013		6	SIGN		1,200		05-30-2014		100	05-30-2014		REPLACE EXISTING			05-24-2013		105			14	INSPECTED		
396		12-01-2006		6	SIGN		0							MEMORY LANE LAMPS			05-24-2013		AO						
54		03-24-2005		6	SIGN		1,200							JACK CHEN (NVC)			02-01-2007		311			15	PERMIT VISIT		
80		05-16-2003		8	RENOVATION		23,500							OC 6/19/2003			01-05-2006		311			15	PERMIT VISIT		
132		06-23-1998		6	SIGN		500										04-29-2004		303			15	PERMIT VISIT		
110		06-05-1998		9	ALTERATION		11,500										03-23-1999		200			15	PERMIT VISIT		
LAND LINE VALUATION SECTION																									
B	Use Code	Description		Zone	Land Type	Land Units		Unit Price	I. Factor	Site Index	Cond.	Nbhd.	Nhbd Adj	Notes			Location Adjustment		Adj Unit Pric	Land Value					
1	325	STORE		BUS	SITE	24,960		SF	4.06	1.56000	D	1.00	BA	1.000						0	6.33		158,000		
Total Card Land Units						0.573		AC	Parcel Total Land Area: 0.5730						Total Land Value						158,000				

CONSTRUCTION DETAIL						CONSTRUCTION DETAIL (CONTINUED)				
Element		Cd	Description			Element		Cd	Description	
Style:	78		STORE							
Model	94		COMMERCIAL							
Grade	B+		GOOD (+)							
Stories	1.00		1 STORY							
Occupancy	4.00					MIXED USE				
Exterior Wall 1	21		CONC BLOCK			Code	Description		Percentage	
Exterior Wall 2						325	STORE		100	
Roof Structure	1		GABLE						0	
Roof Cover	1		ASPHALT SH						0	
Interior Wall 1	1		DRYWALL			COST / MARKET VALUATION				
Interior Wall 2						RCN		662,291		
Interior Floor 1	4		CARPET			Year Built		1997		
Interior Floor 2	6		CERAMIC TL			Effective Year Built		2009		
Heating Fuel	2		GAS			Depreciation Code		VG		
Heating Type	1		FORCED H/A			Remodel Rating				
AC Percent	100					Year Remodeled				
FBM Sqft						Depreciation %		9		
Bldg Use	325		STORE			Functional Obsol				
Total Rooms	0					External Obsol				
Bedrooms	0					Trend Factor		1		
Full Baths	0					Condition				
Half Baths	4					Condition %				
Extra Fixtures	2					Percent Good		91		
#Heat Sys	4					Cns Sect Rcnlld		602,700		
Frame	2		STEEL			Dep % Ovr				
Bath Style	G		GOOD			Dep Ovr Comment				
Foundation	6		SLAB			Misc Imp Ovr				
Partitions	T		TYPICAL			Misc Imp Ovr Comment				
Wall Height	12.00					Cost to Cure Ovr				
FBM Quality						Cost to Cure Ovr Comment				
Kitchens	2									
OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)										
Code	Description	L/B	Units	Unit Price	Yr Blt	Cond. Cd	% Good	Grade	Grade Adj	Appr. Value
81	COOLER	B	36	46.00	2009	GD	91	G	1.25	1,900
82	FREEZER	B	54	69.00	2009	GD	91	G	1.25	4,200
85	PAVING	L	17,000	1.61	1997	GD	70	A	1.00	19,200
77	LITE-SIN	L	1	690.00	1997	GD	70	G	1.25	600
BUILDING SUB-AREA SUMMARY SECTION										
Code	Description				Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
FFL	1ST FLOOR				6,816	6,816		96.83	659,967	
PAT	PATIO				0	485		4.79	2,324	
Ttl Gross Liv / Lease Area					6,816	7,301	6,840		662,291	