

State Use 325  
Print Date 12/18/2019 2:30:02 P

| CURRENT OWNER                                                                                |            |             |             | TOPO                                                                                                    |            | UTILITIES         |                                | STRT / ROAD                                                         |            | LOCATION |        | CURRENT ASSESSMENT                                                  |          |                        |                                                                                                                                                                                                                                                                                                                                      |                                |               |            |                | 1006<br>EAST<br>LONGMEADOW, MA<br><br><b>VISION</b> |           |         |      |           |
|----------------------------------------------------------------------------------------------|------------|-------------|-------------|---------------------------------------------------------------------------------------------------------|------------|-------------------|--------------------------------|---------------------------------------------------------------------|------------|----------|--------|---------------------------------------------------------------------|----------|------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------|---------------|------------|----------------|-----------------------------------------------------|-----------|---------|------|-----------|
| A AND B REALTY LLC<br>C/O WHEELER THOMAS B<br>PO BOX 524<br><br>EAST LONGME     MA     01028 |            |             |             |                                                                                                         |            | 1 TYPCL           |                                |                                                                     |            |          |        | Description                                                         |          | Code                   |                                                                                                                                                                                                                                                                                                                                      | Appraised                      |               | Assessed   |                |                                                     |           |         |      |           |
|                                                                                              |            |             |             |                                                                                                         |            |                   |                                |                                                                     |            |          |        | COMMERC.                                                            |          | 325                    |                                                                                                                                                                                                                                                                                                                                      | 1,170,700                      |               | 1,170,700  |                |                                                     |           |         |      |           |
|                                                                                              |            |             |             |                                                                                                         |            |                   |                                |                                                                     |            |          |        | COMM LAND                                                           |          | 325                    |                                                                                                                                                                                                                                                                                                                                      | 378,200                        |               | 378,200    |                |                                                     |           |         |      |           |
|                                                                                              |            |             |             | SUPPLEMENTAL DATA                                                                                       |            |                   |                                |                                                                     |            |          |        | COMMERC.                                                            |          | 325                    |                                                                                                                                                                                                                                                                                                                                      | 93,800                         |               | 93,800     |                |                                                     |           |         |      |           |
|                                                                                              |            |             |             | Alt Prcl ID<br>SP Permit<br>Chapter La<br>OC Dates<br>In+Ex FY<br>Mailed<br>GIS ID     F_380364_2847854 |            |                   |                                | Received<br>NIA<br>Field 8<br>Field 9<br>Field 10<br><br>Assoc Pid# |            |          |        |                                                                     |          |                        |                                                                                                                                                                                                                                                                                                                                      |                                |               |            |                |                                                     |           |         |      |           |
|                                                                                              |            |             |             |                                                                                                         |            |                   |                                |                                                                     |            |          |        | Total                                                               |          | 1,642,700              |                                                                                                                                                                                                                                                                                                                                      | 1,642,700                      |               |            |                |                                                     |           |         |      |           |
| RECORD OF OWNERSHIP                                                                          |            |             |             | BK-VOL/PAGE                                                                                             |            | SALE DATE         |                                | Q/U                                                                 |            | V/I      |        | SALE PRICE                                                          |          | VC                     |                                                                                                                                                                                                                                                                                                                                      | PREVIOUS ASSESSMENTS (HISTORY) |               |            |                |                                                     |           |         |      |           |
| A AND B REALTY LLC<br>HERLIHY JOHN J,<br>HERLIHY,MARY C<br>HERLIHY JOHN J,<br>P J ENTERPR    |            |             |             | 31927 LC                                                                                                |            | 10-07-2004        |                                | U                                                                   |            | I        |        | 1,100,000                                                           |          | 1B                     |                                                                                                                                                                                                                                                                                                                                      | Year                           | Code          | Assessed   | Year           | Code                                                | Assessed  | Year    | Code | Assessed  |
|                                                                                              |            |             |             | 10910 0023                                                                                              |            | 10-11-2001        |                                | U                                                                   |            | I        |        | 1                                                                   |          | 1A                     |                                                                                                                                                                                                                                                                                                                                      | 2019                           | 325           | 1,141,400  | 2018           | 325                                                 | 1,141,400 | 2017    | 325  | 1,027,200 |
|                                                                                              |            |             |             | 0141 0251                                                                                               |            | 10-11-2001        |                                | U                                                                   |            | I        |        | 1                                                                   |          | 1A                     |                                                                                                                                                                                                                                                                                                                                      |                                |               |            |                |                                                     |           |         |      |           |
|                                                                                              |            |             |             | LC00 0                                                                                                  |            | 02-05-1986        |                                | U                                                                   |            | I        |        | 550,000                                                             |          |                        |                                                                                                                                                                                                                                                                                                                                      |                                |               |            |                |                                                     |           |         |      |           |
|                                                                                              |            |             |             | LC00 0                                                                                                  |            | 06-04-1985        |                                | U                                                                   |            | I        |        | 0                                                                   |          | 1B                     |                                                                                                                                                                                                                                                                                                                                      | Total                          |               | 1607800    |                | Total                                               |           | 1607800 |      | Total     |
| EXEMPTIONS                                                                                   |            |             |             |                                                                                                         |            | OTHER ASSESSMENTS |                                |                                                                     |            |          |        | This signature acknowledges a visit by a Data Collector or Assessor |          |                        |                                                                                                                                                                                                                                                                                                                                      |                                |               |            |                |                                                     |           |         |      |           |
| Year                                                                                         | Code       | Description |             | Amount                                                                                                  |            | Code              | Description                    |                                                                     | Number     |          | Amount |                                                                     | Comm Int |                        | <b>APPRAISED VALUE SUMMARY</b><br><br>Appraised Bldg. Value (Card) 1,170,700<br>Appraised Xf (B) Value (Bldg) 0<br>Appraised Ob (B) Value (Bldg) 93,800<br>Appraised Land Value (Bldg) 378,200<br>Special Land Value 0<br>Total Appraised Parcel Value 1,642,700<br>Valuation Method C<br><br>Total Appraised Parcel Value 1,642,700 |                                |               |            |                |                                                     |           |         |      |           |
|                                                                                              |            |             |             |                                                                                                         |            |                   |                                |                                                                     |            |          |        |                                                                     |          |                        |                                                                                                                                                                                                                                                                                                                                      |                                |               |            |                |                                                     |           |         |      |           |
| Total                                                                                        |            | 0.00        |             |                                                                                                         |            |                   |                                |                                                                     |            |          |        |                                                                     |          |                        |                                                                                                                                                                                                                                                                                                                                      |                                |               |            |                |                                                     |           |         |      |           |
| ASSESSING NEIGHBORHOOD                                                                       |            |             |             |                                                                                                         |            |                   |                                |                                                                     |            |          |        |                                                                     |          |                        |                                                                                                                                                                                                                                                                                                                                      |                                |               |            |                |                                                     |           |         |      |           |
| Nbhd                                                                                         |            | Nbhd Name   |             | B                                                                                                       |            | Tracing           |                                | Batch                                                               |            |          |        |                                                                     |          |                        |                                                                                                                                                                                                                                                                                                                                      |                                |               |            |                |                                                     |           |         |      |           |
| 0001                                                                                         |            |             |             |                                                                                                         |            | 325               |                                | BG                                                                  |            |          |        |                                                                     |          |                        |                                                                                                                                                                                                                                                                                                                                      |                                |               |            |                |                                                     |           |         |      |           |
| NOTES                                                                                        |            |             |             |                                                                                                         |            |                   |                                |                                                                     |            |          |        |                                                                     |          |                        |                                                                                                                                                                                                                                                                                                                                      |                                |               |            |                |                                                     |           |         |      |           |
| BROWNS PET + GARDEN 92 PERMIT NVC<br>FY2005 ATB SETTLEMENT 1,100,000                         |            |             |             |                                                                                                         |            |                   |                                |                                                                     |            |          |        |                                                                     |          |                        |                                                                                                                                                                                                                                                                                                                                      |                                |               |            |                |                                                     |           |         |      |           |
| 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 |                                                     |           |         |      |           |
| 76                                                                                           | 04-01-1995 | MN          | Manual Note | 3,000                                                                                                   |            |                   |                                | SIGN                                                                |            |          |        |                                                                     |          | 05-26-2004             | 303                                                                                                                                                                                                                                                                                                                                  |                                |               | 3          | MEAS+INSPCTD   |                                                     |           |         |      |           |
| 75                                                                                           | 04-01-1995 | MN          | Manual Note | 1,500                                                                                                   |            |                   |                                | SIGN                                                                |            |          |        |                                                                     |          | 03-26-1996             | 107                                                                                                                                                                                                                                                                                                                                  |                                |               | 15         | PERMIT VISIT   |                                                     |           |         |      |           |
| 325                                                                                          | 12-01-1994 | MN          | Manual Note | 175,000                                                                                                 |            |                   |                                | ADD-ALTER                                                           |            |          |        |                                                                     |          | 01-19-1995             | 107                                                                                                                                                                                                                                                                                                                                  |                                |               | 15         | PERMIT VISIT   |                                                     |           |         |      |           |
| 6                                                                                            | 01-01-1993 | MN          | Manual Note | 2,000                                                                                                   |            |                   |                                | SIGN                                                                |            |          |        |                                                                     |          | 04-12-1994             | 107                                                                                                                                                                                                                                                                                                                                  |                                |               | 15         | PERMIT VISIT   |                                                     |           |         |      |           |
| 352                                                                                          | 12-01-1992 | MN          | Manual Note | 7,800                                                                                                   |            |                   |                                | FANS                                                                |            |          |        |                                                                     |          | 03-12-1993             | 107                                                                                                                                                                                                                                                                                                                                  |                                |               | 15         | PERMIT VISIT   |                                                     |           |         |      |           |
| 135                                                                                          | 06-01-1991 | MN          | Manual Note | 12,000                                                                                                  |            |                   |                                | ADDITION                                                            |            |          |        |                                                                     |          | 10-09-1990             | 107                                                                                                                                                                                                                                                                                                                                  |                                |               | 3          | MEAS+INSPCTD   |                                                     |           |         |      |           |
| 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                                                                                                    | 40,000     | SF                | 3.19                           | 1.56000                                                             | D          | 1.00     | BA     | 1.000                                                               |          |                        |                                                                                                                                                                                                                                                                                                                                      |                                | 0             | 4.98       | 199,200        |                                                     |           |         |      |           |
| 1                                                                                            | 325        | STORE       | BUS         | EXCESS                                                                                                  | 3.580      | AC                | 50,000.00                      | 1.00000                                                             | 0          | 1.00     | BA     | 1.000                                                               |          |                        |                                                                                                                                                                                                                                                                                                                                      |                                | 0             | 50,000.00  | 179,000        |                                                     |           |         |      |           |
| Total Card Land Units                                                                        |            |             |             |                                                                                                         | 4.498      | AC                | Parcel Total Land Area: 4.4983 |                                                                     |            |          |        | Total Land Value                                                    |          |                        |                                                                                                                                                                                                                                                                                                                                      |                                | 378,200       |            |                |                                                     |           |         |      |           |

| CONSTRUCTION DETAIL |       |             |         |    |             | CONSTRUCTION DETAIL (CONTINUED) |  |  |  |  |  |
|---------------------|-------|-------------|---------|----|-------------|---------------------------------|--|--|--|--|--|
| Element             | Cd    | Description | Element | Cd | Description |                                 |  |  |  |  |  |
| Style:              | 78    | STORE       |         |    |             |                                 |  |  |  |  |  |
| Model               | 94    | COMMERCIAL  |         |    |             |                                 |  |  |  |  |  |
| Grade               | D+    | FAIR (+)    |         |    |             |                                 |  |  |  |  |  |
| Stories             | 1.00  | 1 STORY     |         |    |             |                                 |  |  |  |  |  |
| Occupancy           | 1.00  |             |         |    |             |                                 |  |  |  |  |  |
| Exterior Wall 1     | 18    | CORREG STL  |         |    |             |                                 |  |  |  |  |  |
| Exterior Wall 2     | 8     | BRICK VENR  |         |    |             |                                 |  |  |  |  |  |
| Roof Structure      | 1     | GABLE       |         |    |             |                                 |  |  |  |  |  |
| Roof Cover          | 9     | METAL       |         |    |             |                                 |  |  |  |  |  |
| Interior Wall 1     | 5     | MINIMUM     |         |    |             |                                 |  |  |  |  |  |
| Interior Wall 2     | 1     | DRYWALL     |         |    |             |                                 |  |  |  |  |  |
| Interior Floor 1    | 12    | CONCRETE    |         |    |             |                                 |  |  |  |  |  |
| Interior Floor 2    |       |             |         |    |             |                                 |  |  |  |  |  |
| Heating Fuel        | 2     | GAS         |         |    |             |                                 |  |  |  |  |  |
| Heating Type        | 1     | FORCED H/A  |         |    |             |                                 |  |  |  |  |  |
| AC Percent          | 90    |             |         |    |             |                                 |  |  |  |  |  |
| FBM Sqft            |       |             |         |    |             |                                 |  |  |  |  |  |
| Bldg Use            | 325   | STORE       |         |    |             |                                 |  |  |  |  |  |
| Total Rooms         | 0     |             |         |    |             |                                 |  |  |  |  |  |
| Bedrooms            | 0     |             |         |    |             |                                 |  |  |  |  |  |
| Full Baths          | 0     |             |         |    |             |                                 |  |  |  |  |  |
| Half Baths          | 4     |             |         |    |             |                                 |  |  |  |  |  |
| Extra Fixtures      | 4     |             |         |    |             |                                 |  |  |  |  |  |
| #Heat Sys           | 1     |             |         |    |             |                                 |  |  |  |  |  |
| Frame               | 2     | STEEL       |         |    |             |                                 |  |  |  |  |  |
| Bath Style          | A     | AVERAGE     |         |    |             |                                 |  |  |  |  |  |
| Foundation          | 6     | SLAB        |         |    |             |                                 |  |  |  |  |  |
| Partitions          | T     | TYPICAL     |         |    |             |                                 |  |  |  |  |  |
| Wall Height         | 12.00 |             |         |    |             |                                 |  |  |  |  |  |
| FBM Quality         |       |             |         |    |             |                                 |  |  |  |  |  |
| Kitchens            | 0     |             |         |    |             |                                 |  |  |  |  |  |

| 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 |
| 88                                                                 | FENCE-6     | L   | 855    | 9.78       | 1968   | AV       | 55     | A     | 1.00      | 4,600       |
| 85                                                                 | PAVING      | L   | 97,900 | 1.61       | 1963   | AV       | 55     | A     | 1.00      | 86,700      |
| 84                                                                 | SIGN-ILU    | L   | 52     | 40.25      | 1995   | AV       | 55     | G     | 1.25      | 1,400       |
| 77                                                                 | LITE-SIN    | L   | 3      | 690.00     | 1963   | AV       | 55     | A     | 1.00      | 1,100       |

| BUILDING SUB-AREA SUMMARY SECTION |             |             |            |          |           |                |  |
|-----------------------------------|-------------|-------------|------------|----------|-----------|----------------|--|
| Code                              | Description | Living Area | Floor Area | Eff Area | Unit Cost | Undeprec Value |  |
| CNP                               | CANOPY      | 0           | 672        |          | 2.81      | 1,885          |  |
| FFL                               | 1ST FLOOR   | 28,893      | 28,893     |          | 55.44     | 1,601,834      |  |
| Ttl Gross Liv / Lease Area        |             | 28,893      | 29,565     | 28,927   |           | 1,603,719      |  |

