

CURRENT OWNER				TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT						1006 EAST LONGMEADOW, MA VISION							
SPRINGFIELD MASS MUNICIPAL EM 1030 WILBRAHAM RD SPRINGFIELD MA 01109						1	TYPCL					Description		Code	Appraised		Assessed								
												COMMERC.	341	326,600		326,600									
												COMM LAND	341	131,200		131,200									
SUPPLEMENTAL DATA												COMMERC.		341	14,800		14,800								
Alt Prcl ID SP Permit Chapter La OC Dates In+Ex FY Mailed GIS ID F_379796_2847784						Received NIA Field 8 Field 9 Field 10 Assoc Pid#						Total		472,600		472,600									
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)												
SPRINGFIELD MASS MUNICIPAL EMPLOYE GEORGANTAS,NICHOLAS M GEORGANTAS JAMES JR + NICHOLAS, GEORGANTAS JAMES M				16868		0318		08-08-2007		U	I	430,000		1A 1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed		
				14132		0191		04-29-2004		U	I	90,000			2019	341	318,800	2018	341	318,800	2017	341	297,700		
				07737		0089		06-25-1991		U	I	1			341	127,200	341	127,200	341	133,400					
				05665		0434		08-10-1984		U	I	112,000			341	14,800	341	14,800	341	14,800					
Total												460800		Total		460800		Total		445900					
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												APPRAISED VALUE SUMMARY Appraised Bldg. Value (Card) 288,400 Appraised Xf (B) Value (Bldg) 38,200 Appraised Ob (B) Value (Bldg) 14,800 Appraised Land Value (Bldg) 131,200 Special Land Value 0 Total Appraised Parcel Value 472,600 Valuation Method C Total Appraised Parcel Value 472,600													
Nbhd		Nbhd Name			B		Tracing				Batch														
0001							341				BG														
NOTES																									
FORMERLY THE DELI FRIGIO`S /GREATER SPRINGFIELD CREDIT UNION SFL BANK SPACE BREAK ROOM																									
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			
201501715		05-18-2015		12	REROOF		4,000		06-05-2015		100	06-05-2015		NVC		06-05-2015		317			15	PERMIT VISIT			
166		05-20-2008		17	DECK		300				0			7 FOOT PLATFORM		03-13-2008		317			15	PERMIT VISIT			
371		11-26-2007		6	SIGN		1,523							110" X 96" GROUND		03-13-2008		317			15	PERMIT VISIT			
323		10-12-2007		7	REMODEL		10,000							FRIGO`S INTERIOR		03-13-2008		317			15	PERMIT VISIT			
314		10-03-2007		7	REMODEL		115,000							CREDIT UNION INTERIOR		03-13-2008		317			15	PERMIT VISIT			
313		10-01-2007		6	SIGN		5,595							48" X 58" WALL		03-13-2008		317			15	PERMIT VISIT			
312		10-01-2007		6	SIGN		1,237							192" X 48" WALL		03-13-2008		317			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	341	BANK		IND	SITE	15,102 SF		5.57		1.56000	D	1.00	BA	1.000					0		8.69	131,200			
Total Card Land Units						0.347	AC	Parcel Total Land Area: 0.3467						Total Land Value						131,200					

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	74	RESTAURANT			
Model	94	COMMERCIAL			
Grade	A-	V GOOD-			
Stories	1.00	1 STORY			
Occupancy	1.00				
Exterior Wall 1	4	VINYL			
Exterior Wall 2	8	BRICK VENR			
Roof Structure	1	GABLE			
Roof Cover	1	ASPHALT SH			
Interior Wall 1	8	PLYWD PANL			
Interior Wall 2	1	DRYWALL			
Interior Floor 1	6	CERAMIC TL			
Interior Floor 2	4	CARPET			
Heating Fuel	1	OIL			
Heating Type	1	FORCED H/A			
AC Percent	100				
FBM Sqft					
Bldg Use	341	BANK			
Total Rooms	0				
Bedrooms	0				
Full Baths	0				
Half Baths	3				
Extra Fixtures	1				
#Heat Sys	1				
Frame	1	WOOD			
Bath Style	A	AVERAGE			
Foundation	6	SLAB			
Partitions	T	TYPICAL			
Wall Height	12.00				
FBM Quality					
Kitchens	1				

MIXED USE		
Code	Description	Percentage
341	BANK	100
		0
		0

COST / MARKET VALUATION		
RCN		395,125
Year Built		1948
Effective Year Built		1991
Depreciation Code		GD
Remodel Rating		
Year Remodeled		
Depreciation %		27
Functional Obsol		
External Obsol		
Trend Factor		1
Condition		
Condition %		
Percent Good		73
Cns Sect Rcnd		288,400
Dep % Ovr		
Dep Ovr Comment		
Misc Imp Ovr		
Misc Imp Ovr Comment		
Cost to Cure Ovr		
Cost to Cure Ovr Comment		

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
85	PAVING	L	10,000	1.61	1960	AV	55	A	1.00	8,900
84	SIGN-ILU	L	63	40.25	2007	GD	70	A	1.00	1,800
81	COOLER	B	64	46.00	1991	AV	73	A	1.00	2,100
01	SHED/MTL	L	128	5.18	1980	AV	55	A	1.00	400
60	A-T-M	B	1	28750.00	1991	GD	73	A	1.00	21,000
58	D-UP,PNU	B	1	20700.00	1991	GD	73	A	1.00	15,100
84	SIGN-ILU	L	22	40.25	2007	AV	55	A	1.00	500
81	COOLER	L	80	46.00	2008	GD	70	A	1.00	2,600
22	WOOD DK	L	90	9.20	2008	GD	70	A	1.00	600

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
EFP	ENCL PORCH	0	44		33.70	1,483	
FFL	1ST FLOOR	2,956	2,956		114.07	337,179	
OFP	OPEN PORCH	0	52		10.97	570	
SFL	2ND FLOOR	480	480		114.07	54,752	
UCN	UNFIN CAN	0	192		5.94	1,141	
Ttl Gross Liv / Lease Area		3,436	3,724	3,464		395,125	

