

CURRENT OWNER				TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT						1006 EAST LONGMEADOW, MA VISION							
ASM + COMPANY INC C/O IRWIN INDUSTRIAL TOOL CO PO BOX 1029 DUBLINPA18917						1 TYPCL						Description		Code	Appraised	Assessed									
												INDUSTR.		400	9,864,200	9,864,200									
												IND LAND		400	2,135,400	2,135,400									
SUPPLEMENTAL DATA												INDUSTR.		400	422,900	422,900									
Alt Prcl ID SP Permit Chapter La OC Dates In+Ex FY Mailed GIS ID F_378682_2846794						Received NIA Field 8 Field 9 Field 10 Assoc Pid#																			
										Total				12,422,500		12,422,500									
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)												
ASM + COMPANY INC AMERICAN				24037 LC03		LC 0		12-27-1988 02-13-1952		U U	I I	1 0		1B	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed		
															2019	400	9,578,100	2018	400	9,578,100	2017	400	8,909,000		
															400	2,091,900	400	2,091,900	400	2,451,900					
															400	422,900	400	422,900	400	422,900					
										Total				12092900		Total		12092900		Total		11783800			
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												APPAISED VALUE SUMMARY Appraised Bldg. Value (Card)9,603,300 Appraised Xf (B) Value (Bldg)260,900 Appraised Ob (B) Value (Bldg)422,900 Appraised Land Value (Bldg)2,135,400 Special Land Value0 Total Appraised Parcel Value12,422,500 Valuation MethodC Total Appraised Parcel Value12,422,500													
Nbhd		Nbhd Name		B		Tracing		Batch																	
0001						400		GG																	
NOTES																									
AKA IRWIN TOOLS INDUSTRIAL CO, IL																									
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			
201802637		08-20-2018		15	TENT		750				0			TEMPORARY		06-21-2017		317			15	PERMIT VISIT			
201703005		11-29-2017		MN	Manual Note		115,052				100			CURTAIN WALL BUILDING #9		03-16-2017		317			15	PERMIT VISIT			
201702350		08-21-2017		15	TENT		1,000				100			NVC		02-05-2017		317			16	FIELDREV CHG			
201602721		10-24-2016		62	SOLAR		1,116,871		06-21-2017		100	06-21-2017				04-29-2016		317			15	PERMIT VISIT			
201602253		08-04-2016		15	TENT		0				100			TEMPORARY		05-15-2015		317			15	PERMIT VISIT			
201502230		07-23-2015		12	REROOF		130,000		04-29-2016		100	04-29-2016		NVC		04-24-2015		317			15	PERMIT VISIT			
201500535		03-23-2015		12	REROOF		370,000		05-15-2015		100	05-15-2015		NVC VACUUM & RECOVER		05-30-2014		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	400	FACTORY		IND	SITE	871,200		SF2.55		0.70000	B	1.00	GG	1.000					01.79		1,559,400				
1	400	FACTORY		IND	EXCESS	18.000		AC40,000.00		0.80000	0	1.00	GG	1.000					032,000.00		576,000				
Total Card Land Units						38.000		AC		Parcel Total Land Area: 38.0000				Total Land Value						2,135,400					

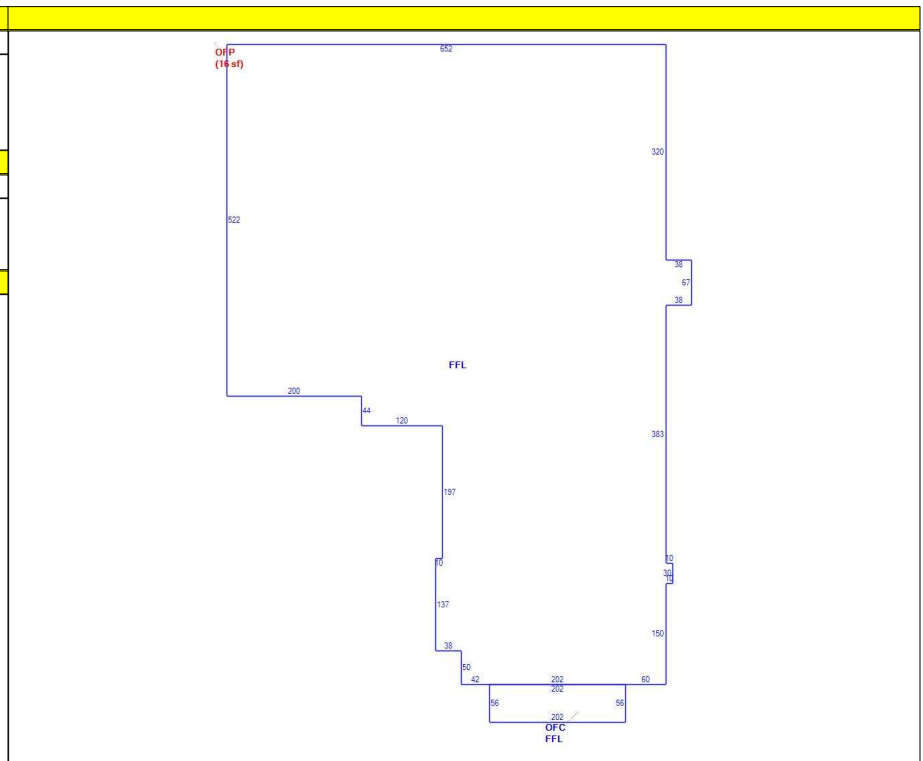
CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	34	INDUSTRIAL			
Model	96	INDUSTRIAL			
Grade	C	AVERAGE			
Stories	1.00	1 STORY			
Occupancy	1.00				
Exterior Wall 1	7	BRICK			
Exterior Wall 2	15	AVERAGE			
Roof Structure	4	FLAT			
Roof Cover	4	TAR+GRAVEL			
Interior Wall 1	5	MINIMUM			
Interior Wall 2					
Interior Floor 1	12	CONCRETE			
Interior Floor 2					
Heating Fuel	2	GAS			
Heating Type	7	UNIT HTRS			
AC Percent	5				
FBM Sqft					
Bldg Use	400	FACTORY			
Total Rooms	0				
Bedrooms	0				
Full Baths	0				
Half Baths	10				
Extra Fixtures	65				
#Heat Sys	1				
Frame	1	WOOD			
Bath Style	A	AVERAGE			
Foundation	6	SLAB			
Partitions	T	TYPICAL			
Wall Height	21.00				
FBM Quality					
Kitchens	0				

MIXED USE		
Code	Description	Percentage
400	FACTORY	100
		0
		0

COST / MARKET VALUATION		
RCN		14,122,546
Year Built		1962
Effective Year Built		1986
Depreciation Code		AG
Remodel Rating		
Year Remodeled		
Depreciation %		32
Functional Obsol		
External Obsol		
Trend Factor		1
Condition		
Condition %		
Percent Good		68
Cns Sect Rcnd		9,603,300
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	301.43	1.61	1970	AV	60	A	1.00	291,200
91	LOAD LEV	B	13	3680.00	1986	AV	65	A	1.00	31,100
77	LITE-SIN	L	4	690.00	1988	AV	60	A	1.00	1,700
64	MEZ-FIN	B	7,377	27.60	1986	AV	65	A	1.00	132,300
88	FENCE-6	L	190	9.78	1978	AV	60	A	1.00	1,100
61	ELEV-COMME	B	2	75000.00	1986	AV	65		0.00	97,500
01	SHED/MTL	L	60	5.18	1997	GD	70	E	1.75	400
31	BARN	L	2,176	16.10	2002	GD	70	V	1.50	36,800
MN	MANUAL	L	2,176	30.00	1962	AV	60	A	1.00	39,200
84	SIGN-ILU	L	40	40.25	2010	GD	70	G	1.25	1,400

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
FFL	1ST FLOOR	501,848	501,848		27.52	13,811,158	
OFC	OFFICE	11,312	11,312		27.52	311,313	
OPF	OPEN PORCH	0	16		3.44	55	
Ttl Gross Liv / Lease Area		513,160	513,176	513,162		14,122,526	



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														Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
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NOTES										Appraised Ob (B) Value (Bldg)				422,900								
										Appraised Land Value (Bldg)				2,135,400								
										Special Land Value				0								
										Total Appraised Parcel Value				12,422,500								
										Valuation Method				C								
										Total Appraised Parcel Value				12,422,500								
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[illegible]

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Half Baths	10									
Extra Fixtures	65									
#Heat Sys	1									
Frame	1	WOOD								
Bath Style	A	AVERAGE								
Foundation	6	SLAB								
Partitions	T	TYPICAL								
Wall Height	21.00									
FBM Quality										
Kitchens	0									
RCN Year Built Effective Year Built Depreciation Code Remodel Rating Year Remodeled Depreciation % Functional Obsol External Obsol Trend Factor Condition Condition % Percent Good Cns Sect Rcndd 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
FN	FOUNDTN	L	96	20.00	2013	GD	70	A	1.00	1,300
88	FENCE-6	L	100	9.78	2013	GD	70	A	1.00	700
SOL	Solar Panels	B	1	0.00	1986		68		0.00	0
BUILDING SUB-AREA SUMMARY SECTION										
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value				
Ttl Gross Liv / Lease Area										