

CURRENT OWNER				TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT								1006 EAST LONGMEADOW, MA VISION		
MOBEEN SYED 171 PLEASANT ST EAST LONGMEADOW MA 01028						1	TYPCL					Description		Code	Appraised		Assessed					
												COMMERC.	325	290,400		290,400						
												COMM LAND	325	149,600		149,600						
SUPPLEMENTAL DATA												COMMERC.		325	11,000		11,000					
Alt Prcl ID SP Permit Chapter La OC Dates In+Ex FY Mailed GIS ID F_374071_2856161								Received NIA Field 8 Field 9 Field 10 Assoc Pid#				Total		451,000		451,000						
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)									
MOBEEN SYED D B COMPANIES INC, DAIRY MART INC #808				14601	0143	11-01-2004	U	I	403,608		1V	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed		
				09904	0584	06-23-1997	U	I	157,063		1B	2020	325	290,400	2019	325	282,900	2018	325	287,100		
				04251	0190	04-08-1976	U	I	0				325	149,600		325	145,300		325	145,300		
													325	11,000		325	11,000		325	11,000		
Total												451000		Total		439200		Total		443400		
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) 279,600 Appraised Xf (B) Value (Bldg) 10,800 Appraised Ob (B) Value (Bldg) 11,000 Appraised Land Value (Bldg) 149,600 Special Land Value 0 Total Appraised Parcel Value 451,000 Valuation Method C Total Appraised Parcel Value 451,000										
Nbhd		Nbhd Name			B		Tracing			Batch												
0001							325			BG												
NOTES																						
C-MART, VILLA NAPOLETANA RESTAURANT AREA 40X75 (10/29/2012 FIRE, CONTAINED TO STORAGE UNIT OUTSIDE OF VILLA NAPOLETANA). REPAIRED 2013																						
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					
201903062	10-16-2019	6	SIGN	240		0		2 TEMPORARY SIGNS 16 SQ				05-10-2013	105			15	PERMIT VISIT					
201203387	11-01-2012	42	REPAIRS	40,000				FIRE DAMAGE REPAIRED				11-10-2005	311			15	PERMIT VISIT					
114	05-05-2005	6	SIGN	400				4` X 16` WALL ON WALL				11-10-2005	311			15	PERMIT VISIT					
113	05-05-2005	6	SIGN	400				8` WALL ON BUILDING				11-10-2005	311			15	PERMIT VISIT					
112	05-05-2005	6	SIGN	400				8` X 4` POLE REPLACED EXI				04-27-2004	303			3	MEAS+INSPCTD					
8	01-15-2003	4	ADDITION	30,000				OC 3/28/2003				01-15-1999	105			15	PERMIT VISIT					
125	06-15-1998	6	SIGN	200				98 BP NYC				02-10-1997	105			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	17,059	SF	5.13	1.71000	E	1.00	BG	1.000			0		8.77	149,600				
Total Card Land Units					0.392	AC	Parcel Total Land Area: 0.3916					Total Land Value					149,600					

CONSTRUCTION DETAIL						CONSTRUCTION DETAIL (CONTINUED)					
Element		Cd	Description			Element		Cd	Description		
Style:		74	RESTAURANT								
Model		94	COMMERCIAL								
Grade		B-	GOOD (-)								
Stories		1.00	1 STORY								
Occupancy		3.00				MIXED USE					
Exterior Wall 1		8	BRICK VENR			Code	Description			Percentage	
Exterior Wall 2		21	CONC BLOCK			325	STORE			100	
Roof Structure		4	FLAT							0	
Roof Cover		4	TAR+GRAVEL							0	
Interior Wall 1		8	PLYWD PANL			COST / MARKET VALUATION					
Interior Wall 2		1	DRYWALL			RCN			411,164		
Interior Floor 1		4	CARPET			Year Built			1976		
Interior Floor 2		6	CERAMIC TL			Effective Year Built			1986		
Heating Fuel		2	GAS			Depreciation Code			AG		
Heating Type		1	FORCED H/A			Remodel Rating					
AC Percent		100				Year Remodeled					
FBM Sqft						Depreciation %			32		
Bldg Use		325	STORE			Functional Obsol					
Total Rooms		0				External Obsol					
Bedrooms		0				Trend Factor			1		
Full Baths		0				Condition					
Half Baths		6				Condition %					
Extra Fixtures		2				Percent Good			68		
#Heat Sys		1				Cns Sect Rcndd			279,600		
Frame		2	STEEL			Dep % Ovr					
Bath Style		A	AVERAGE			Dep Ovr Comment					
Foundation		1	CONCRETE			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		1									
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	10,222	1.61	1976	AV	55	A	1.00	9,100	
81	COOLER	B	144	46.00	1986	GD	68	G	1.25	5,600	
78	LITE-DBL	L	1	920.00	1976	AV	55	A	1.00	500	
84	SIGN-ILU	L	50	40.25	1996	GD	70	A	1.00	1,400	
81	COOLER	B	80	46.00	1986	GD	68	G	1.25	3,100	
82	FREEZER	B	36	69.00	1986	GD	68	G	1.25	2,100	
BUILDING SUB-AREA SUMMARY SECTION											
Code	Description				Living Area	Floor Area	Eff Area	Unit Cost		Undeprec Value	
CNP	CANOPY				0	760		4.16		3,165	
FFL	1ST FLOOR				4,800	4,800		83.28		399,750	
STG	STORAGE				0	248		33.25		8,240	
Ttl Gross Liv / Lease Area					4,800	5,808	4,937			411,165	