

CURRENT OWNER				TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT						1006 EAST LONGMEADOW, MA VISION							
ORION PRO FRIEND SL LLC 200 SOUTH BISCAYNE BLVD 7TH FL MIAMI FL 33131						1	TYPCL					Description		Code	Appraised		Assessed								
												COMMERC.	326	358,700		358,700									
												COMM LAND	326	246,000		246,000									
SUPPLEMENTAL DATA												COMMERC.		326	15,900		15,900								
Alt Prcl ID SP Permit Chapter La OC Dates 10/17/2016 In+Ex FY Mailed GIS ID F_375534_2855735						Received NIA Field 8 Field 9 Field 10 Assoc Pid#						Total		620,600		620,600									
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)												
ORION PRO FRIEND SL LLC SIC PROPERTY LLC O OCE LLC FRIENDLYS REALTY I LLC, BLAKE BROTHERS COMPANY,				24190 0268		10-19-2021		Q	I	875,000		00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed				
				22455 0148		11-21-2018		U	I	1,274,000		1	2021	326	365,000	2020	326	365,000	2019	326	356,400				
				16942 0009		09-26-2007		U	I	1,755,198		1		326	246,000		326	246,000		326	238,800				
				12079 0219		01-03-2002		U	I	550,000		1B		326	15,900		326	15,900		326	15,900				
				02722 0353		12-31-1959		U	I	0			Total		626,900		Total		626,900		Total		611,100		
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) 344,000 Appraised Xf (B) Value (Bldg) 14,700 Appraised Ob (B) Value (Bldg) 15,900 Appraised Land Value (Bldg) 246,000 Special Land Value 0 Total Appraised Parcel Value 620,600 Valuation Method C Total Appraised Parcel Value 620,600													
Nbhd		Nbhd Name			B		Tracing		Batch																
0001							326		BG																
NOTES																									
#2368 FRIENDLY'S																									
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			
201602398		08-25-2016		7	REMODEL		45,000		03-16-2017		100	03-16-2017		OC 10/17/2016 FRIENDLY'S		03-08-2021		334			14	INSPECTED			
201501868		06-08-2015		6	SIGN		2,000		04-15-2016		100	04-15-2016		3 TOTAL		03-16-2017		317			14	INSPECTED			
201500571		03-30-2015		8	RENOVATION		205,000		04-15-2016		0	04-15-2016		INT & EXT INC ROOF (NO ST		04-15-2016		317			15	PERMIT VISIT			
191		08-14-2009		6	SIGN		1,000							REPLACE EXISITNG		06-12-2015		317			15	PERMIT VISIT			
319		11-25-2003		7	REMODEL		66,000							OC 12/3/2003		04-24-2015		317			15	PERMIT VISIT			
313		11-13-2003		6	SIGN		925									12-02-2009		317			15	PERMIT VISIT			
312		11-13-2003		6	SIGN		2,250									04-26-2004		303			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	326	RST/BAR		BUS	SITE	21,788 SF		4.4	1.71000	E	1.00	BG	1.000					0		11.29		246,000			
Total Card Land Units						0.50		AC	Parcel Total Land Area: 0.50						Total Land Value						246,000				

CONSTRUCTION DETAIL						CONSTRUCTION DETAIL (CONTINUED)					
Element	Cd	Description	Element	Cd	Description						
Style:	74	RESTAURANT									
Model	94	COMMERCIAL									
Grade	AA	SUPERB									
Stories	1.00	1 STORY									
Occupancy	1.00										
Exterior Wall 1	8	BRICK VENR									
Exterior Wall 2											
Roof Structure	1	GABLE									
Roof Cover	1	ASPHALT SH									
Interior Wall 1	1	DRYWALL									
Interior Wall 2											
Interior Floor 1	6	CERAMIC TL									
Interior Floor 2											
Heating Fuel	2	GAS									
Heating Type	1	FORCED H/A									
AC Percent	100										
FBM Sqft	1890										
Bldg Use	326	RST/BAR									
Total Rooms	0										
Bedrooms	0										
Full Baths	0										
Half Baths	2										
Extra Fixtures	6										
#Heat Sys	1										
Frame	1	WOOD									
Bath Style	V	VERY GOOD									
Foundation	6	SLAB									
Partitions	E	EXTENSIVE									
Wall Height	12.00										
FBM Quality	3.00										
Overhead Door											
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
84	SIGN-ILU	L	45	40.25	2009	GD	70	A	1.00	1,300
77	LITE-SIN	L	2	690.00	1958	AV	55	A	1.00	800
78	LITE-DBL	L	1	920.00	1958	AV	55	A	1.00	500
85	PAVING	L	15,000	1.61	1980	AV	55	A	1.00	13,300
82	FREEZER	B	126	69.00	1997	GD	73	G	1.25	7,900
82	FREEZER	B	36	69.00	1997	GD	73	G	1.25	2,300
81	COOLER	B	36	46.00	1997	GD	73	G	1.25	1,500
81	COOLER	B	72	46.00	1997	GD	73	G	1.25	3,000

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,890		36.52	69,014	
EPF	ENCL PORCH	0	64		54.20	3,469	
FFL	1ST FLOOR	1,970	1,970		182.58	359,678	
PAT	PATIO	0	367		8.95	3,286	
Ttl Gross Liv / Lease Area		1,970	4,291	2,385		435,447	

