

CURRENT OWNER				TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT						1006 EAST LONGMEADOW, MA VISION							
C & A REALTY ENTERPRISES LLC 672 PROSPECT ST EAST LONGMEADOW MA 01028						1	TYPCL					Description		Code	Appraised		Assessed								
												COMMERC.	316	270,100		270,100									
												COMM LAND	316	199,200		199,200									
												COMMERC.	316	15,800		15,800									
SUPPLEMENTAL DATA												Total		485,100		485,100									
Alt Prcl ID SP Permit Chapter La OC Dates In+Ex FY Mailed GIS ID F_379859_2847928				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																					
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)												
C & A REALTY ENTERPRISES LLC LOMASCOLO DONALD W BERKSHIRE PLASTICS CO INC BERKSHIRE PLASTICS,CO INC				23027 0503		12-31-2019		U	I	625,000		1B	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed				
				18248 0393		04-08-2010		U	I	535,000			2021	316	277,400	2020	316	277,400	2019	316	269,900				
				10285 0312		05-15-1998		U	I	1		1B		316	199,200		316	199,200		316	193,600				
				01856 0198		03-19-1947		U	I	0				316	15,800		316	15,800		316	15,800				
Total												492,400		Total		492,400		Total		479,300					
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) 267,600 Appraised Xf (B) Value (Bldg) 2,500 Appraised Ob (B) Value (Bldg) 15,800 Appraised Land Value (Bldg) 199,200 Special Land Value 0 Total Appraised Parcel Value 485,100 Valuation Method C Total Appraised Parcel Value 485,100													
Nbhd		Nbhd Name			B		Tracing				Batch														
0001							316				BG														
NOTES																									
PROSPECT BUILDERS -																									
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			
201302972 228		11-21-2013		12	REROOF		35,000		04-25-2014		100	04-25-2014		INCLUDES SIDING		03-04-2021		334			14	INSPECTED			
		07-16-2010		7	REMODEL		75,000							CONSTRUCT 2 INTERIOR OFF		02-05-2017		317			16	FIELDREV CHG			
																03-17-2015		105			15	PERMIT VISIT			
																04-25-2014		317			15	PERMIT VISIT			
																06-28-2013		317			14	INSPECTED			
																06-28-2013		317			15	PERMIT VISIT			
																03-23-2012		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	316	COM WHS		IND	SITE	39,990 SF		3.19		1.56000	D	1.00	BA	1.000					0		4.98 199,200				
Total Card Land Units						0.92 AC		Parcel Total Land Area: 0.92						Total Land Value						199,200					

CONSTRUCTION DETAIL						CONSTRUCTION DETAIL (CONTINUED)				
Element		Cd	Description			Element		Cd	Description	
Style:		43	WAREHOUSE							
Model		94	COMMERCIAL							
Grade		B-	GOOD (-)							
Stories		1.00	1 STORY							
Occupancy		1.00				MIXED USE				
Exterior Wall 1		21	CONC BLOCK			Code	Description		Percentage	
Exterior Wall 2		22	STEEL			316	COM WHS		100	
Roof Structure		4	FLAT						0	
Roof Cover		4	TAR+GRAVEL						0	
Interior Wall 1		5	MINIMUM			COST / MARKET VALUATION				
Interior Wall 2		8	PLYWD PANL			RCN		393,546		
Interior Floor 1		12	CONCRETE							
Interior Floor 2		14	ASPHL TILE							
Heating Fuel		2	GAS							
Heating Type		1	FORCED H/A			Year Built		1947		
AC Percent		10				Effective Year Built		1986		
FBM Sqft						Depreciation Code		AG		
Bldg Use		316	COM WHS			Remodel Rating				
Total Rooms		0				Year Remodeled				
Bedrooms		0				Depreciation %		32		
Full Baths		0				Functional Obsol				
Half Baths		4				External Obsol				
Extra Fixtures		2				Trend Factor		1		
#Heat Sys		1				Condition				
Frame		2	STEEL			Condition %				
Bath Style		A	AVERAGE			Percent Good		68		
Foundation		6	SLAB			Cns Sect Rcnld		267,600		
Partitions		T	TYPICAL			Dep % Ovr				
Wall Height		16.00				Dep Ovr Comment				
FBM Quality						Misc Imp Ovr				
Overhead Door						Misc Imp Ovr Comment				
Kitchens		0				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	16,000	1.61	1960	AV	55	A	1.00	14,200
01	SHED/MTL	L	216	5.18	1960	AV	55	A	1.00	600
91	LOAD LEV	B	1	3680.00	1986	AV	68	A	1.00	2,500
87	FENCE-4	L	110	6.90	1975	AV	55	A	1.00	400
88	FENCE-6	L	110	9.78	1970	AV	55	A	1.00	600
SPR	SPRINKLER	L	1	1.00		AV	55	A	1.00	0
BUILDING SUB-AREA SUMMARY SECTION										
Code	Description				Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
CNP	CANOPY				0	64		1.66	106	
FFL	1ST FLOOR				10,000	10,000		35.38	353,813	
OFC	OFFICE				1,120	1,120		35.38	39,627	
Ttl Gross Liv / Lease Area					11,120	11,184	11,123		393,546	