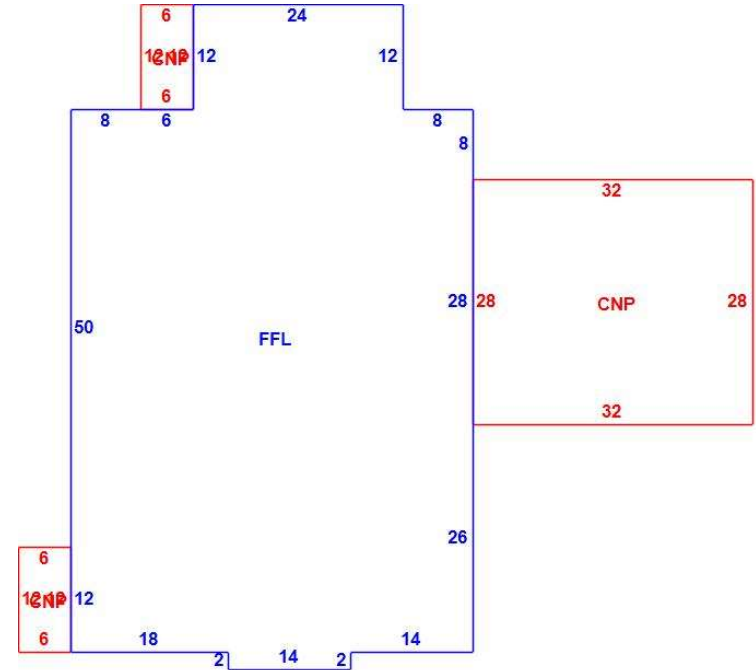


CURRENT OWNER				TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT								1006 EAST LONGMEADOW, MA VISION						
THELMA W RATNER LLC 33 STATE ST SPRINGFIELD MA 01103					1	TYPCL					Description		Code	Appraised		Assessed										
											COMMERC.	341	614,900		614,900											
											COMM LAND	341	397,400		397,400											
SUPPLEMENTAL DATA												COMMERC.		341	41,800		41,800									
Alt Prcl ID SP Permit Chapter La OC Dates In+Ex FY Mailed GIS ID F_379829_2852979						Received NIA Field 8 Field 9 Field 10 Assoc Pid#						Total		1,054,100		1,054,100										
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)													
THELMA W RATNER LLC RATNER THELMA W TRUST				22494 03396		0001 0408		12-20-2018 01-20-1969		U U	I I	100 0		1A	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed			
															2022	341	600,400	2021	341	628,400	2020	341	628,400			
																341	377,700		341	377,700		341	377,700			
																341	40,800		341	23,900		341	23,900			
Total												1,018,900		Total		1,030,000		Total		1,030,000						
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																										
Nbhd		Nbhd Name			B			Tracing			Batch															
0001								341			BG															
NOTES																										
PEOPLE`S BANK																										
APPRAISED VALUE SUMMARY																										
Appraised Bldg. Value (Card)															576,000											
Appraised Xf (B) Value (Bldg)															38,900											
Appraised Ob (B) Value (Bldg)															41,800											
Appraised Land Value (Bldg)															397,400											
Special Land Value															0											
Total Appraised Parcel Value															1,054,100											
Valuation Method															C											
Total Appraised Parcel Value															1,054,100											
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									
202200889	03-18-2022	6	SIGN	22,500	06-13-2022	100		FREE STANDING SIGN				03-08-2021	AO			14	INSPECTED									
99	04-04-2006	6	SIGN	500				2` X 3` GROUND				02-01-2007	311			15	PERMIT VISIT									
98	04-04-2006	6	SIGN	1,500				3.8` X 8` GROUND				02-01-2007	311			15	PERMIT VISIT									
97	04-04-2006	6	SIGN	1,800				4` X 6` WALL				02-01-2007	311			15	PERMIT VISIT									
96	04-04-2006	6	SIGN	2,000				4` X 6` WALL				02-01-2007	311			15	PERMIT VISIT									
101	04-04-2006	6	SIGN	1,000				(TWO OF THE SAME) 2` X 3`				02-01-2007	311			15	PERMIT VISIT									
100	04-04-2006	6	SIGN	1,000				(TWO OF THE SAME) 2` X 3`				02-01-2007	311			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	BUS	SITE	23,160	SF	4.46	1.71000	E	1.50	BG	1.000				0	17.16	397,400								
Total Card Land Units					0.53	AC	Parcel Total Land Area: 0.53					Total Land Value					397,400									

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	45	BANK			
Model	94	COMMERCIAL			
Grade	B-	GOOD (-)			
Stories	1.00	1 STORY			
Occupancy	1.00		MIXED USE		
Exterior Wall 1	7	BRICK	Code	Description	Percentage
Exterior Wall 2			341	BANK	100
Roof Structure	2	HIP			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2			RCN		654,509
Interior Floor 1	4	CARPET	Year Built		2004
Interior Floor 2	6	CERAMIC TL	Effective Year Built		2009
Heating Fuel	2	GAS	Depreciation Code		GD
Heating Type	1	FORCED H/A	Remodel Rating		
AC Percent	100		Year Remodeled		
FBM Sqft			Depreciation %		12
Bldg Use	341	BANK	Functional Obsol		
Total Rooms	0		External Obsol		
Bedrooms	0		Trend Factor		1
Full Baths	0		Condition		
Half Baths	2		Condition %		
Extra Fixtures	0		Percent Good		88
#Heat Sys	1		Cns Sect Rcld		576,000
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		
Overhead Door					
Kitchens	0				

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	70	40.25	2022	GD	70	G	1.25	2,500.00
83	SIGN	L	6	28.75	2006	GD	70	A	1.00	100.00
83	SIGN	L	6	28.75	2004	GD	70	A	1.00	100.00
83	SIGN	L	8	28.75	2006	GD	70	A	1.00	200.00
77	LITE-SIN	L	6	690.00	2004	GD	70	A	1.00	17,400.00
58	D-UP,PNU	B	1	20700.00	2009	GD	88	A	1.00	18,200.00
57	DRIVE-UP	B	1	17250.00	2009	GD	88	A	1.00	15,200.00
85	PAVING	L	18,700	1.61	2004	GD	70	A	1.00	21,100.00
63	VAULT	B	18	345.00	2009	GD	88	A	1.00	5,500.00
83	SIGN	L	10	28.75	2004	GD	70	A	1.00	200.00

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
CNP	CANOPY	0	1,040		10.16	10,570
FFL	1ST FLOOR	3,168	3,168		203.26	643,939
Ttl Gross Liv / Lease Area		3.168	4.208			654.509



CURRENT OWNER				TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT						1006 EAST LONGMEADOW, MA VISION															
THELMA W RATNER LLC 33 STATE ST SPRINGFIELD MA 01103						1	TYPCL					Description		Code	Appraised		Assessed																
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Alt Prcl ID SP Permit Chapter La OC Dates In+Ex FY Mailed GIS ID F_379829_2852979						Received NIA Field 8 Field 9 Field 10 Assoc Pid#						Total		1,054,100		1,054,100																	
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													Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed												
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														341	40,800		341	23,900															
Total		1,018,900		Total		1,030,000		Total		1,030,000																							
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																																	
ASSESSING NEIGHBORHOOD												APPRAISED VALUE SUMMARY Appraised Bldg. Value (Card) Appraised Xf (B) Value (Bldg) Appraised Ob (B) Value (Bldg) Appraised Land Value (Bldg) Special Land Value Total Appraised Parcel Value Valuation Method Total Appraised Parcel Value																					
Nbhd		Nbhd Name		B		Tracing		Batch																									
0001								BG																									
NOTES																																	
												1,054,100																					
												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				
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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															
Total Card Land Units							Parcel Total Land Area:										Total Land Value					397,400											

Property Location 201 NORTH MAIN ST
Vision ID 1579 Account # 1614

Map ID 25/ 187/ 6/ /
Bldg # 1

Bldg Name
Sec # 1 of 1

Card # 2 of 2

State Use 341
Print Date 12/12/2022 2:56:51 P

CONSTRUCTION DETAIL						CONSTRUCTION DETAIL (CONTINUED)					
Element	Cd	Description				Element	Cd	Description			
Style:	45	BANK									
Model	94	COMMERCIAL									
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Interior Wall 2											
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Interior Floor 2	6	CERAMIC TL									
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Heating Type	1	FORCED H/A				Year Built					
AC Percent	100					Effective Year Built					
FBM Sqft						Depreciation Code					
Bldg Use	341	BANK				Remodel Rating					
Total Rooms	0					Year Remodeled					
Bedrooms	0					Depreciation %					
Full Baths	0					Functional Obsol					
Half Baths	2					External Obsol					
Extra Fixtures	0					Trend Factor					
#Heat Sys	1					Condition					
Frame	2	STEEL				Condition %					
Bath Style	A	AVERAGE				Percent Good					
Foundation	1	CONCRETE				Cns Sect Rcnd					
Partitions	T	TYPICAL				Dep % Ovr					
Wall Height	12.00					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)											
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Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value					
Ttl Gross Liv / Lease Area											