

CURRENT OWNER				TOPO	UTILITIES	STRT / ROAD		LOCATION		CURRENT ASSESSMENT						1006 EAST LONGMEADOW, MA VISION					
R E PHELON COMPANY INC C/O REPC HOLDINGS INC PO BOX 2278 AUGUSTA GA 30903					1	TYPCL				Description	Code	Appraised		Assessed							
										INDUSTR.	400	163,900		163,900							
										IND LAND	400	700,100		700,100							
SUPPLEMENTAL DATA										INDUSTR.	400	68,600		68,600							
Alt Prcl ID SP Permit Chapter La OC Dates In+Ex FY Mailed GIS ID F_379990_2849394						Received NIA Field 8 Field 9 Field 10 Assoc Pid#				Total		932,600		932,600							
RECORD OF OWNERSHIP				BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)											
R E PHELON COMPANY INC				03303	0357	01-07-1964	U	I	0	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed			
										2022	400	208,500	2021	400	542,200	2020	400	710,800			
											400	710,800		400	82,300						
											400	68,600		400	82,300						
Total		987,900	Total		1,335,300	Total		1,335,300													
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										APPRAISED VALUE SUMMARY Appraised Bldg. Value (Card) 162,800 Appraised Xf (B) Value (Bldg) 1,100 Appraised Ob (B) Value (Bldg) 68,600 Appraised Land Value (Bldg) 700,100 Special Land Value 0 Total Appraised Parcel Value 932,600 Valuation Method C Total Appraised Parcel Value 932,600											
Nbhd		Nbhd Name		B		Tracing		Batch													
0001						400		BG													
NOTES																					
RV=COND & VACANCY FORMER CARLIN COMBUSTION -VACANT DEED INFORMATION INCORRECT SEE ASSOCIATE DOCS FOR MORE DEED INFO FY18 COMBINED 27-10-0 +16-125-0. MAIN BUILDING STRATTLES PROP LINE.																					
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					
219		09-07-1999	6	SIGN	1,200					03-05-2021		334			14	INSPECTED					
99		05-01-1989	MN	Manual Note	10,000				ADDN	05-19-2020		400			16	FIELDREV CHG					
153		01-01-1984	MN	Manual Note					ADDITION	06-03-2019		400			16	FIELDREV CHG					
										03-09-2017		317			24	ABATEMENT VI					
										03-08-2017		400			24	ABATEMENT VI					
										02-05-2017		317			16	FIELDREV CHG					
										05-20-2004		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	400	FACTORY	MUL	SITE	178,596	SF	3.35	1.56000	D	0.75	BA	1.000			0		3.92	700,100			
Total Card Land Units					4.10	AC	Parcel Total Land Area: 4.10					Total Land Value					700,100				

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	34	INDUSTRIAL			
Model	96	INDUSTRIAL			
Grade	D	FAIR			
Stories	1.00	1 STORY			
Occupancy	1.00		MIXED USE		
Exterior Wall 1	21	CONC BLOCK	Code	Description	Percentage
Exterior Wall 2	12	BOARD+BATT	400	FACTORY	100
Roof Structure	4	FLAT			0
Roof Cover	4	TAR+GRAVEL			0
Interior Wall 1	5	MINIMUM	COST / MARKET VALUATION		
Interior Wall 2	1	DRYWALL	RCN		1,628,425
Interior Floor 1	12	CONCRETE	Year Built		1965
Interior Floor 2	4	CARPET	Effective Year Built		1977
Heating Fuel	2	GAS	Depreciation Code		FR
Heating Type	1	FORCED H/A	Remodel Rating		
AC Percent	20		Year Remodeled		
FBM Sqft			Depreciation %		44
Bldg Use	400	FACTORY	Functional Obsol		20
Total Rooms	0		External Obsol		25
Bedrooms	0		Trend Factor		1
Full Baths	0		Condition		RV
Half Baths	7		Condition %		10
Extra Fixtures	18		Percent Good		10
#Heat Sys	1		Cns Sect Rcncld		162,800
Frame	2	STEEL	Dep % Ovr		
Bath Style	A	AVERAGE	Dep Ovr Comment		
Foundation	6	SLAB	Misc Imp Ovr		
Partitions	T	TYPICAL	Misc Imp Ovr Comment		
Wall Height	18.00		Cost to Cure Ovr		
FBM Quality			Cost to Cure Ovr Comment		
Overhead Door	07	7 OVD			
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
88	FENCE-6	L	512	9.78	1965	AV	60	A	1.00	3,000
85	PAVING	L	62,500	1.61	1965	AV	60	A	1.00	60,400
03	GARAGE	L	2,560	28.18	1960	DL	10	D	0.60	4,300
03	GARAGE	L	384	28.18	1960	DL	10	D	0.60	600
91	LOAD LEV	B	3	3680.00	1974	AV	10	A	1.00	1,100
83	SIGN	L	20	28.75	1999	AV	60	A	1.00	300
SPR	SPRINKLER	L	1	1.00		AV	60	A	1.00	0

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
CNP	CANOPY	0	772		1.02	789
FFL	1ST FLOOR	80,452	80,452		20.22	1,626,949
LDK	LOADING DK	0	338		2.03	688
	Ttl Gross Liv / Lease Area	80,452	81,562			1,628,426

