

CURRENT OWNER				TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT						1006 EAST LONGMEADOW, MA VISION					
UNILAB CORPORATION PO BOX 159 99 SHAKER RD EAST LONGMEADOW MA 01028						1	TYPCL					Description		Code	Appraised		Assessed						
												INDUSTR.	400	1,255,300		1,255,300							
												IND LAND	400	777,800		777,800							
SUPPLEMENTAL DATA												INDUSTR.		400	37,300		37,300						
Alt Prcl ID SP Permit Chapter La OC Dates In+Ex FY Mailed GIS ID F_380135_2848495								Received NIA Field 8 Field 9 Field 10 Assoc Pid#															
												Total		2,070,400		2,070,400							
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)										
UNILAB CORPORATION				02660	0501	02-17-1959	U	I		0		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed			
												2022	400	1,182,800	2021	400	1,165,200	2020	400	1,165,200			
													400	611,600		400	611,600						
													400	37,300		400	35,600						
												Total		1,831,700		Total		1,812,400		Total		1,812,400	
EXEMPTIONS						OTHER ASSESSMENTS						This signature acknowledges a visit by a Data Collector or Assessor 											

CONSTRUCTION DETAIL					CONSTRUCTION DETAIL (CONTINUED)						
Element		Cd	Description			Element		Cd	Description		
Style:		34	INDUSTRIAL								
Model		96	INDUSTRIAL								
Grade		C	AVERAGE								
Stories		1.00	1 STORY								
Occupancy		1.00				MIXED USE					
Exterior Wall 1		21	CONC BLOCK			Code	Description			Percentage	
Exterior Wall 2		8	BRICK VENR			400	FACTORY			100	
Roof Structure		4	FLAT							0	
Roof Cover		11	MEMBRANE							0	
Interior Wall 1		5	MINIMUM			COST / MARKET VALUATION					
Interior Wall 2		8	PLYWD PANL			RCN			1,719,608		
Interior Floor 1		12	CONCRETE								
Interior Floor 2		4	CARPET			Year Built			1946		
Heating Fuel		2	GAS								
Heating Type		1	FORCED H/A			Effective Year Built			1994		
AC Percent		15									
FBM Sqft						Depreciation Code			GD		
Bldg Use		400	FACTORY								
Total Rooms		0				Remodel Rating					
Bedrooms		0									
Full Baths		0				Year Remodeled			27		
Half Baths		4									
Extra Fixtures		6				Depreciation %					
#Heat Sys		1									
Frame		2	STEEL			Functional Obsol					
Bath Style		A	AVERAGE								
Foundation		6	SLAB			External Obsol					
Partitions		T	TYPICAL								
Wall Height		16.00				Trend Factor			1		
FBM Quality											
Overhead Door		02	2 OVD			Condition					
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	
41	IMP SHD	L	392	6.90	1945	FR	50	F	0.90	1,200	
85	PAVING	L	30,780	1.61	1967	AV	60	A	1.00	29,700	
89	FENCE-8	L	620	12.65	1975	AV	60	A	1.00	4,700	
SPR	SPRINKLER	L	1	1.00		AV	60	A	1.00	0	
02	SHED/FR	L	80	7.48	2018	AV	60	A	1.00	400	
02	SHED/FR	L	288	7.48	2018	AV	60	A	1.00	1,300	
GEN	GENERATOR	B	1	0.00	2018	AV	73	A	1.00	0	
BUILDING SUB-AREA SUMMARY SECTION											
Code	Description				Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value		
FFL	1ST FLOOR				48,966	48,966		29.96	1,466,938		
LDK	LOADING DK				0	882		2.99	2,636		
OFC	OFFICE				8,346	8,346		29.96	250,032		
Ttl Gross Liv / Lease Area					57,312	58,194			1,719,606		

