

CURRENT OWNER				TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT								1006 EAST LONGMEADOW, MA VISION							
ARNOLDS MEATS OF EAST LONGM 359R SHAKER RD EAST LONGMEADOW MA 01028						1	TYPCL					Description		Code	Appraised		Assessed										
												COMMERC.	325	639,900		639,900											
												COMM LAND	325	284,400		284,400											
SUPPLEMENTAL DATA												COMMERC.		325	46,900		46,900										
Alt Prcl ID						Received																					
SP Permit						NIA																					
Chapter La						Field 8																					
OC Dates						Field 9																					
In+Ex FY						Field 10																					
Mailed																											
GIS ID F_379164_2843754						Assoc Pid#						Total 971,200 971,200															
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)											
ARNOLDS MEATS OF EAST LONGMEADO ARNOLD`S & EDDIE`S,FOODS INC GENTILE SHIRLEY M, GENTILE JOHN J + SHRILEY REDIN RICHARD M				10734		0090		04-22-1999		U		I		1		1B		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
				10734		0088		04-22-1999		U		I		300,000		1		2023		325	594,000	2022	325	565,400	2021	325	558,800
				09665		0520		10-28-1996		U		I		1		1A				325	258,200		325	239,000		325	239,000
				07430		0465		04-12-1990		U		I		287,500						325	38,300		325	38,300		325	38,300
				03033		0040		06-04-1964		U		I		0				Total		890,500	Total	842,700	Total	836,100			
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) 528,300 Appraised Xf (B) Value (Bldg) 111,600 Appraised Ob (B) Value (Bldg) 46,900 Appraised Land Value (Bldg) 284,400 Special Land Value 0 Total Appraised Parcel Value 971,200 Valuation Method C Total Appraised Parcel Value 971,200															
Nbhd		Nbhd Name		B		Tracing		Batch																			
0001						325		BG																			
NOTES																											
ARNOLDS MEATS NO ACCESS TO TOP																											
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					
202000381		02-03-2020		12	REROOF		55,000		05-22-2020		100	05-22-2020		NVC 1 STORY ADDTN		03-10-2021		334			14	INSPECTED					
281		10-21-2003		12	REROOF		16,775									05-22-2020		400			15	PERMIT VISIT					
299		10-26-2000		4	ADDITION		21,000									04-07-2004		303			15	PERMIT VISIT					
175		06-30-1999		6	SIGN		800							RENOVATION & NEW ADDITI SIGN ALTERATION		01-16-2001		200			15	PERMIT VISIT					
97		05-26-1999		4	ADDITION		197,000									03-14-2000		200			3	MEAS+INSPCTD					
198		07-26-1995		MN	Manual Note		600									12-15-1995		107			3	MEAS+INSPCTD					
122		05-01-1994		MN	Manual Note		41,700									02-10-1995		107			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	325	STORE		IND	SITE		49,377 SF		3.69		1.56000	D	1.00	BA	1.000					0	5.76 284,400						
Total Card Land Units							1.13	AC	Parcel Total Land Area: 1.13							Total Land Value 284,400											

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	78	STORE			
Model	94	COMMERCIAL			
Grade	C	AVERAGE			
Stories	1.00	1 STORY			
Occupancy	1.00				
Exterior Wall 1	19	TEX 111			
Exterior Wall 2					
Roof Structure	3	GAMBREL			
Roof Cover	1	ASPHALT SH			
Interior Wall 1	8	PLYWD PANL			
Interior Wall 2	5	MINIMUM			
Interior Floor 1	12	CONCRETE			
Interior Floor 2					
Heating Fuel	1	OIL			
Heating Type	1	FORCED H/A			
AC Percent	100				
FBM Sqft					
Bldg Use	325	STORE			
Total Rooms	0				
Bedrooms	0				
Full Baths	0				
Half Baths	2				
Extra Fixtures	0				
#Heat Sys	1				
Frame	1	WOOD			
Bath Style	A	AVERAGE			
Foundation	6	SLAB			
Partitions	T	TYPICAL			
Wall Height	12.00				
FBM Quality					
Overhead Door	02	2 OVD			
Kitchens	0				

MIXED USE		
Code	Description	Percentage
325	STORE	100
		0
		0

COST / MARKET VALUATION		
RCN		812,720
Year Built		1920
Effective Year Built		1986
Depreciation Code		AV
Remodel Rating		
Year Remodeled		
Depreciation %		35
Functional Obsol		
External Obsol		
Trend Factor		1
Condition		
Condition %		
Percent Good		65
Cns Sect Rcnd		528,300
Dep % Ovr		
Dep Ovr Comment		
Misc Imp Ovr		
Misc Imp Ovr Comment		
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	25,000	2.00	1999	GD	70	G	1.25	43,800
81	COOLER	B	144	46.00	1983	GD	65	G	1.25	5,400
81	COOLER	B	476	46.00	1983	GD	65	G	1.25	17,800
81	COOLER	B	960	46.00	1983	GD	65	A	1.00	28,700
82	FREEZER	B	560	69.00	1983	GD	65	G	1.25	31,400
84	SIGN-ILU	L	70	40.25	1999	GD	70	G	1.25	2,500
82	FREEZER	B	504	69.00	1983	GD	65	G	1.25	28,300
GEN	GENERATOR	B		0.00	1983	00	65	G	1.25	0
90	FENCE-10	L	52	18.00	2000	AV	55	A	1.00	500
89	FENCE-8	L	12	14.00	2013	GD	70	G	1.25	100

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
FFL	1ST FLOOR	9,928	9,928		81.27	806,868	
OPF	OPEN PORCH	0	64		7.62	488	
PAT	PATIO	0	624		4.04	2,519	
UCN	UNFIN CAN	0	692		4.11	2,845	
Ttl Gross Liv / Lease Area		9,928	11,308			812,720	

