

CURRENT OWNER				TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT						1006 EAST LONGMEADOW, MA VISION											
VENTRY PROPERTIES LLC 124 SHAKER RD STE A EAST LONGMEADOW MA 01028					1	TYPCL					Description		Code	Appraised		Assessed													
											COMMERC.	340	386,700		386,700														
											COMM LAND	340	202,500		202,500														
				SUPPLEMENTAL DATA								COMMERC.		340	10,000		10,000												
				Alt Prcl ID SP Permit Chapter La OC Dates 06/03/2019 In+Ex FY Mailed GIS ID F_380467_2848349				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																					
												Total		599,200		599,200													
				RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)									
VENTRY PROPERTIES LLC T + K REALTY LLC DONOVAN WILLIAM E 104 SHAKER ASSOCIATES LLC, 104 SHAKER ASSOCIATES LLC,				22438		0313		11-08-2018		U		V		205,000		1		Year		Code		Assessed		Year		Code		Assessed	
				20075		0255		10-28-2013		Q		V		156,000		00		2023		340		358,000		2022		340		346,300	
				18208		0136		03-04-2010		U		I		150,000						340		183,800		2021		340		175,300	
				18208		0130		02-05-2010		U		I		100		1B				340		8,200				340		7,800	
				17742		0129		04-07-2009		U		I		200,000		1V						8,200						7,800	
																Total		550,000		Total		529,800		Total		529,400			
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												APPRAISED VALUE SUMMARY Appraised Bldg. Value (Card) 386,700 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 10,000 Appraised Land Value (Bldg) 202,500 Special Land Value 0 Total Appraised Parcel Value 599,200 Valuation Method C Total Appraised Parcel Value 599,200											
ASSESSING NEIGHBORHOOD																													
Nbhd		Nbhd Name		B		Tracing		Batch																					
0001						390		BG																					
NOTES																													
DANIEL P GARVEY -VENTRY RE GRP PURSUE WELLNESS PLAN 384-84 COMBINES LOT 28A-3-69 & 28A-4A-71																													
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	
202000514		02-12-2020		6		SIGN		500		03-03-2020		100		03-03-2020		5 SQ FT ILLUMINATED SIGN		03-04-2021		334						14		INSPECTED	
201903217		11-07-2019		4		ADDITION		50,000		03-03-2020		100		02-20-2020		BUILD OUT OF 2256 SQ FT O		03-03-2020		400						15		PERMIT VISIT	
201902790		09-01-2019		6		SIGN		3,000		03-03-2020		100		02-20-2020		35 SQ FT		05-22-2019		334						15		PERMIT VISIT	
201903149		02-20-2019		MN		Manual Note		15,000		05-29-2019		100				SHEET METAL		05-02-1981		500						3		MEAS+INSPECTD	
201803149		11-13-2018		60		COMM BLDG		165,500		05-22-2019		100		03-03-2020		OC 6/3/2019 3566 SF SING													
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	340	OFFICE		BUS	SITE	20,450 SF		5.29		1.56000	D	1.20	BA	1.000	INTNSE /FTG ON TWO ROAD		0		9.9		202,500								
Total Card Land Units						0.47		AC		Parcel Total Land Area: 0.47						Total Land Value						202,500							

CONSTRUCTION DETAIL						CONSTRUCTION DETAIL (CONTINUED)					
Element	Cd	Description	Element	Cd	Description	Element	Cd	Description	Element	Cd	Description
Style:	71	OFFICE									
Model	94	COMMERCIAL									
Grade	B	GOOD									
Stories	1.00	1 STORY									
Occupancy	3.00										
Exterior Wall 1	8	BRICK VNR									
Exterior Wall 2											
Roof Structure	1	GABLE									
Roof Cover	1	ASPHALT SH									
Interior Wall 1	1	DRYWALL									
Interior Wall 2											
Interior Floor 1	4	CARPET									
Interior Floor 2	6	CERAMIC TL									
Heating Fuel	2	GAS									
Heating Type	1	FORCED H/A									
AC Percent	100										
FBM Sqft											
Bldg Use	340	OFFICE									
Total Rooms											
Bedrooms											
Full Baths											
Half Baths	4										
Extra Fixtures	3										
#Heat Sys	1										
Frame	1	WOOD									
Bath Style	A	AVERAGE									
Foundation	1	CONCRETE									
Partitions	T	TYPICAL									
Wall Height	12.00										
FBM Quality											
Overhead Door											
Kitchens											
MIXED USE											
			Code		Description			Percentage			
			340		OFFICE			100			
								0			
								0			
COST / MARKET VALUATION											
			RCN					398,635			
			Year Built					2018			
			Effective Year Built					2018			
			Depreciation Code					GD			
			Remodel Rating								
			Year Remodeled								
			Depreciation %					3			
			Functional Obsol								
			External Obsol								
			Trend Factor					1			
			Condition								
			Condition %								
			Percent Good					97			
			Cns Sect Rcnd					386,700			
			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	5,120	2.00	2019	GD	70	G	1.25	9,000	
83	SIGN	L	35	28.75		AV	55	A	1.00	600	
77	LITE-SIN	L	1	690.00	2018	AV	55	A	1.00	400	
BUILDING SUB-AREA SUMMARY SECTION											
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value					
FFL	1ST FLOOR	3,870	3,870		103.01	398,635					
Ttl Gross Liv / Lease Area											
		3,870	3,870			398,635					

