

CURRENT OWNER				TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT								1006 EAST LONGMEADOW, MA VISION			
K FRADET MASS LLC 56 FIELDS DR EAST LONGMEADOW MA 01028					1	TYPCL					Description		Code	Appraised		Assessed							
											COMMERC.	316	72,200		72,200								
											COMM LAND	316	193,500		193,500								
SUPPLEMENTAL DATA										COMMERC.		316	13,000		13,000								
Alt Prcl ID SP Permit Chapter La OC Dates In+Ex FY Mailed GIS ID F_375918_2855835						Received NIA Field 8 Field 9 Field 10 Assoc Pid#																	
										Total		278,700		278,700									
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)										
K FRADET MASS LLC KELLY FRADET LUMBER CO INC				23067	0276	01-30-2020	U	I	1,425,000		1B	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed			
				02516	0429	12-19-1956	U	I	0			2023	316	65,000	2022	316	66,400	2021	316	96,200			
												316	175,800		316	167,500		316	167,500				
												316	10,500		316	10,500		316	9,000				
										Total		251,300		Total		244,400		Total		272,700			
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) 72,200 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 13,000 Appraised Land Value (Bldg) 193,500 Special Land Value 0 Total Appraised Parcel Value 278,700 Valuation Method C Total Appraised Parcel Value 278,700											
Nbhd		Nbhd Name		B		Tracing		Batch															
0001						316		BG															
NOTES																							
KELLEY FRADET LUMBER OPEN LUMBER STORAGE 4/20/21 ALSO REF LC 38720																							
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			
															04-20-2021	333			14	INSPECTED			
															02-05-2017	317			16	FIELDREV CHG			
															01-20-2004	303			3	MEAS+INSPCTD			
															06-06-1990	131			2	MEASURED			
															04-23-1981	500			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	316	COM WHS		BUS	SITE	23,010	SF	4.92	1.71000	E	1.00	BG	1.000			0		8.41	193,500				
Total Card Land Units						0.53	AC	Parcel Total Land Area: 0.53						Total Land Value						193,500			

CONSTRUCTION DETAIL						CONSTRUCTION DETAIL (CONTINUED)					
Element		Cd	Description			Element		Cd	Description		
Style:		43	WAREHOUSE								
Model		94	COMMERCIAL								
Grade		D	FAIR								
Stories		1.00	1 STORY								
Occupancy		0.00				MIXED USE					
Exterior Wall 1		18	CORREG STL			Code		Description		Percentage	
Exterior Wall 2						316		COM WHS		100	
Roof Structure		1	GABLE							0	
Roof Cover		9	METAL							0	
Interior Wall 1		5	MINIMUM			COST / MARKET VALUATION					
Interior Wall 2						RCN				195,158	
Interior Floor 1		13	EARTH								
Interior Floor 2											
Heating Fuel		5	NONE			Year Built				1980	
Heating Type		8	NONE			Effective Year Built				1958	
AC Percent		0				Depreciation Code				PR	
FBM Sqft						Remodel Rating					
Bldg Use		316	COM WHS			Year Remodeled					
Total Rooms		0				Depreciation %				63	
Bedrooms		0				Functional Obsol					
Full Baths		0				External Obsol					
Half Baths		0				Trend Factor				1	
Extra Fixtures		0				Condition					
#Heat Sys		0				Condition %					
Frame		2	STEEL			Percent Good				37	
Bath Style		A	AVERAGE			Cns Sect Rcnd				72,200	
Foundation		6	SLAB			Dep % Ovr					
Partitions		L	LIGHT			Dep Ovr Comment					
Wall Height		16.00				Misc Imp Ovr					
FBM Quality						Misc Imp Ovr Comment					
Overhead Door						Cost to Cure Ovr					
Kitchens		0				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	
88	FENCE-6	L	300	12.00	1960	AV	55	A	1.00	2,000	
85	PAVING	L	10,000	2.00	1960	AV	55	A	1.00	11,000	
BUILDING SUB-AREA SUMMARY SECTION											
Code	Description				Living Area	Floor Area	Eff Area	Unit Cost		Undeprec Value	
FFL	1ST FLOOR				8,000	8,000		24.39		195,158	

