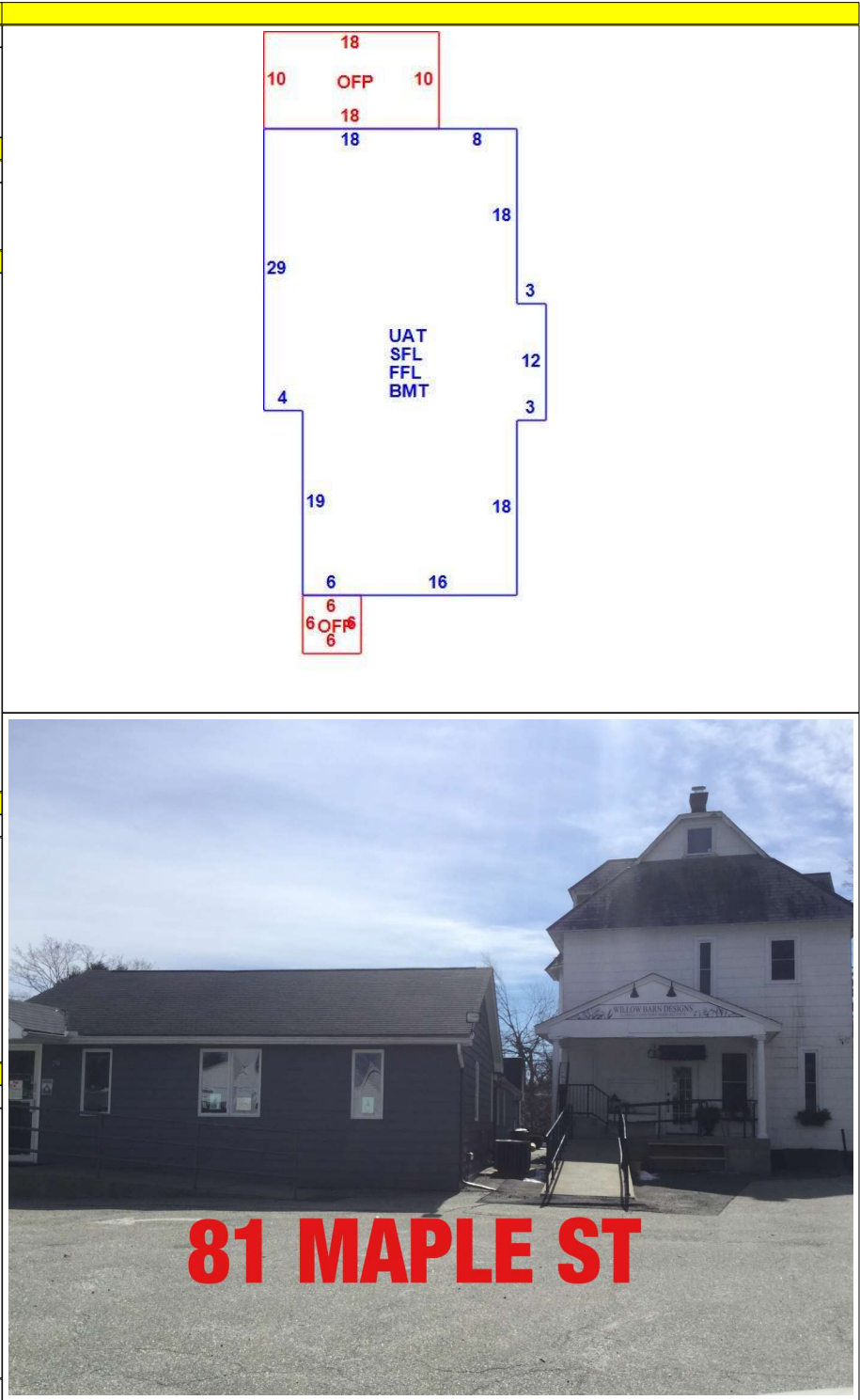


State Use 340
Print Date 11/13/2023 5:19:05 P

CURRENT OWNER				TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT								1006 EAST LONGMEADOW, MA						
DENVOR REALTY LLC 79 MAPLE ST EAST LONGMEADOW MA 01028						1 TYPCL						Description		Code	Appraised		Assessed									
												COMMERC.		340	326,100		326,100									
												COMM LAND		340	77,500		77,500									
				SUPPLEMENTAL DATA								COMMERC.		340	10,000		10,000									
				Alt Prcl ID SP Permit Chapter La OC Dates In+Ex FY Mailed GIS ID F_379781_2849778				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																		
												Total		413,600		413,600										
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)													
DENVOR REALTY LLC HENROD HOLDING LLC MAGOVERN DWIGHT R, MAGOVERN DWIGHT R + DAVID E,				24872 0522		01-10-2023		Q	I	490,000		00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed					
				14279 0354		06-24-2004		U	I	327,500		1B	2023	340	298,800	2022	340	283,300	2021	340	291,000					
				11173 0055		04-27-2000		U	I	156,000		1J		340	70,300		340	67,100		340	67,100					
				04020 0088		08-08-1974		U	I	0				340	8,100		340	8,100		340	8,100					
				Total		0.00						Total		377,200		Total		358,500		Total		366,200				
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												APPROAISED VALUE SUMMARY Appraised Bldg. Value (Card) 183,000 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 10,000 Appraised Land Value (Bldg) 77,500 Special Land Value 0 Total Appraised Parcel Value 413,600 Valuation Method C Total Appraised Parcel Value 413,600														
Nbhd		Nbhd Name			B			Tracing			Batch															
0001								340			IA															
NOTES												FAMILY DENTRISTY-IN BUILDING 2 WILLOW BARN DESIGNS-FFL BUIDLING 1 2FL APT-VACANT 3-5-21 2 UNITS 1 VACANT 12/08-1ST FLR TO REMAIN COM SPACE														
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									
201902973	10-01-2019	6	SIGN		437	07-07-2020	100	07-07-2020	2 SIGNS 18 SQ FT & 10 SQ F			03-05-2021	334			14	INSPECTED									
201902033	06-01-2019	14	MIN ALT		18,000	07-07-2020	100	08-14-2019	INT HANDI-CAP DOORS & EL			07-07-2020	400			15	PERMIT VISIT									
5	01-09-2008	7	REMODEL		91,433		0		REMODEL 2ND FLR INCLUD			12-12-2008	317			15	PERMIT VISIT									
91	05-01-1994	MN	Manual Note		2,500				REROOF			06-01-2004	303			2	MEASURED									
27	03-01-1991	MN	Manual Note		20,000				REMODEL			06-01-2003	303			3	MEAS+INSPCTD									
258	11-01-1990	MN	Manual Note		140,000				REMODEL			01-17-1995	107			15	PERMIT VISIT									
												05-08-1992	131			14	INSPECTED									
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		IND	SITE	21,780 SF	5.09	0.70000	B	1.00	IA	1.000					0	3.56	77,500							
Total Card Land Units						0.50 AC	Parcel Total Land Area: 0.50						Total Land Value						77,500							

CONSTRUCTION DETAIL						CONSTRUCTION DETAIL (CONTINUED)					
Element		Cd	Description			Element		Cd	Description		
Style:		71	OFFICE								
Model		94	COMMERCIAL								
Grade		C+	AVG. (+)								
Stories		2.50	2 1/2 STORIES								
Occupancy		1.00				MIXED USE					
Exterior Wall 1		5	ASBESTOS			Code	Description			Percentage	
Exterior Wall 2						340	OFFICE			100	
Roof Structure		1	GABLE							0	
Roof Cover		1	ASPHALT SH							0	
Interior Wall 1		2	PLASTER			COST / MARKET VALUATION					
Interior Wall 2		8	PLYWD PANL			RCN			281,527		
Interior Floor 1		4	CARPET								
Interior Floor 2											
Heating Fuel		1	OIL								
Heating Type		1	FORCED H/A								
AC Percent		100									
FBM Sqft											
Bldg Use		340	OFFICE								
Total Rooms		5									
Bedrooms		0									
Full Baths		2									
Half Baths		0									
Extra Fixtures		0									
#Heat Sys		1									
Frame		1	WOOD								
Bath Style		A	AVERAGE								
Foundation		1	CONCRETE								
Partitions		T	TYPICAL								
Wall Height		9.00									
FBM Quality											
Overhead Door											
Kitchens											
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	8,685	2.00	1960	AV	55	A	1.00	9,600	
84	SIGN-ILU	L	14	40.25	1980	AV	55	G	1.25	400	
BUILDING SUB-AREA SUMMARY SECTION											
Code	Description				Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value		
BMT	BASEMENT				0	1,208		19.30	23,316		
FFL	1ST FLOOR				1,208	1,208		96.35	116,388		
OPF	OPEN PORCH				0	216		9.81	2,120		
SFL	2ND FLOOR				1,208	1,208		96.35	116,388		
UAT	UNFIN ATTC				0	1,208		19.30	23,316		
Ttl Gross Liv / Lease Area					2,416	5,048			281,528		



CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT								1006 EAST LONGMEADOW, MA VISION					
DENVOR REALTY LLC 79 MAPLE ST EAST LONGMEADOW MA 01028				1	TYPCL					Description	Code	Appraised	Assessed										
										COMMERC.	340	326,100	326,100										
										COMM LAND	340	77,500	77,500										
										COMMERC.	340	10,000	10,000										
SUPPLEMENTAL DATA																							
Alt Prcl ID SP Permit Chapter La OC Dates In+Ex FY Mailed GIS ID F_379781_2849778						Received NIA Field 8 Field 9 Field 10 Assoc Pid#				Total 413,600 413,600													
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)									
DENVOR REALTY LLC HENROD HOLDING LLC MAGOVERN DWIGHT R, MAGOVERN DWIGHT R + DAVID E,				24872 0522		01-10-2023		Q I		490,000		00		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
				14279 0354		06-24-2004		U I		327,500		1B		2023	340	298,800	2022	340	283,300	2021	340	291,000	
				11173 0055		04-27-2000		U I		156,000		1J			340	70,300		340	67,100		340	67,100	
				04020 0088		08-08-1974		U I		0					340	8,100		340	8,100		340	8,100	
Total														377,200		Total		358,500		Total		366,200	
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) 143,100 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 10,000 Appraised Land Value (Bldg) 77,500 Special Land Value 0 Total Appraised Parcel Value 413,600 Valuation Method C Total Appraised Parcel Value 413,600											
Nbhd		Nbhd Name		B		Tracing		Batch															
0001						340		IA															
NOTES																							
ORTHODONITIST, 2 SINKS IN BSMT FAMILY DENTISTRY																							
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						
												03-05-2021	334			14	INSPECTED						
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					
2	340	OFFICE	IND	SITE	0 SF		0.00	1.00000		1.00	IA	1.000			0		0	0					
Total Card Land Units					0.00 AC		Parcel Total Land Area: 0.50					Total Land Value					77,500						

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style:	71	OFFICE			
Model	94	COMMERCIAL			
Grade	C-	AVG. (-)			
Stories	1.00	1 STORY			
Occupancy	1.00		MIXED USE		
Exterior Wall 1	1	WOOD SHING	Code	Description	Percentage
Exterior Wall 2	8	BRICK VENR	340	OFFICE	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION		
Interior Wall 2	8	PLYWD PANL	RCN		220,138
Interior Floor 1	5	LINO/VINYL			
Interior Floor 2	4	CARPET			
Heating Fuel	1	OIL	Year Built		1900
Heating Type	3	FORCED H/W	Effective Year Built		1986
AC Percent	100		Depreciation Code		AV
FBM Sqft	161		Remodel Rating		
Bldg Use	340	OFFICE	Year Remodeled		
Total Rooms	0		Depreciation %		35
Bedrooms	0		Functional Obsol		
Full Baths	0		External Obsol		
Half Baths	2		Trend Factor		1
Extra Fixtures	9		Condition		
#Heat Sys	2		Condition %		
Frame	1	WOOD	Percent Good		65
Bath Style	A	AVERAGE	Cns Sect Rcnd		143,100
Foundation	3	MASONRY	Dep % Ovr		
Partitions	T	TYPICAL	Dep Ovr Comment		
Wall Height	9.00		Misc Imp Ovr		
FBM Quality	3.00		Misc Imp Ovr Comment		
Overhead Door			Cost to Cure Ovr		
Kitchens	0		Cost to Cure Ovr Comment		

[illegible]

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value
BMT	BASEMENT	0	868		17.60	15,273
FFL	1ST FLOOR	2,332	2,332		87.77	204,690
OPF	OPEN PORCH	0	15		11.70	176
Ttl Gross Liv / Lease Area		2,332	3,215			220,139

