

CURRENT OWNER				TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT						1006 EAST LONGMEADOW, MA VISION				
AW BROWN REAL ESTATE LLC PO BOX 524 EAST LONGMEADOW MA 01028						1	TYPCL					Description		Code	Appraised		Assessed					
												COMMERC.	325	1,449,700		1,449,700						
												COMM LAND	325	418,400		418,400						
				SUPPLEMENTAL DATA										COMMERC.	325	116,200						116,200
				Alt Prcl ID SP Permit Chapter La OC Dates In+Ex FY Mailed GIS ID F_380364_2847854				Received NIA Field 8 Field 9 Field 10 Assoc Pid#														
												Total		1,984,300		1,984,300						
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)									
AW BROWN REAL ESTATE LLC A AND B REALTY LLC HERLIHY JOHN J, HERLIHY,MARY C HERLIHY JOHN J,				40086	LC	12-05-2022	U	I	1,985,000		1	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed		
				31927	LC	10-07-2004	U	I	1,100,000		1B	2024	325	1,361,800	2023	325	1,244,100	2022	325	1,170,700		
				10910	0023	10-11-2001	U	I	1		1A		325	418,400		325	397,200		325	378,200		
				00141	0251	10-11-2001	U	I	1		1A		325	116,200		325	94,100		325	94,100		
				LC00	0000	02-05-1986	U	I	550,000			Total	1,896,400	Total	1,735,400	Total	1,643,000					
EXEMPTIONS						OTHER ASSESSMENTS						This signature acknowledges a visit by a Data Collector or Assessor										
Year	Code	Description			Amount	Code	Description	Number	Amount	Comm Int												
											APPRAISED VALUE SUMMARY											
Total					0.00																	
Nbhd																						
Nbhd Name												B										
0001												Tracing										
												325										
Batch												BG										
NOTES												Appraised Bldg. Value (Card) 1,449,700 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 116,200 Appraised Land Value (Bldg) 418,400 Special Land Value 0 Total Appraised Parcel Value 1,984,300 Valuation Method C										
BROWNS PET + GARDEN																						
Total Appraised Parcel Value												1,984,300										
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					
76	04-01-1995	MN	Manual Note	3,000				SIGN				03-04-2021	334			14	INSPECTED					
75	04-01-1995	MN	Manual Note	1,500				SIGN				05-26-2004	303			3	MEAS+INSPCTD					
325	12-01-1994	MN	Manual Note	175,000				ADD-ALTER				03-26-1996	107			15	PERMIT VISIT					
6	01-01-1993	MN	Manual Note	2,000				SIGN				01-19-1995	107			15	PERMIT VISIT					
352	12-01-1992	MN	Manual Note	7,800				FANS				04-12-1994	107			15	PERMIT VISIT					
135	06-01-1991	MN	Manual Note	12,000				ADDITION				03-12-1993	107			15	PERMIT VISIT					
												10-09-1990	107			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	325	STORE	BUS	SITE	40,000	SF	3.69	1.56000	D	1.00	BA	1.000					0	5.76	230,400			
1	325	STORE	BUS	EXCESS	3.580	AC	52,500.00	1.00000	0	1.00	BA	1.000					0	52,500	188,000			
Total Card Land Units					4.50	AC	Parcel Total Land Area: 4.50					Total Land Value					418,400					

CONSTRUCTION DETAIL						CONSTRUCTION DETAIL (CONTINUED)					
Element		Cd	Description			Element		Cd	Description		
Style:		78	STORE								
Model		94	COMMERCIAL								
Grade		D+	FAIR (+)								
Stories		1.00	1 STORY								
Occupancy		1.00				MIXED USE					
Exterior Wall 1		18	CORREG STL			Code	Description			Percentage	
Exterior Wall 2		8	BRICK VENR			325	STORE			100	
Roof Structure		1	GABLE							0	
Roof Cover		9	METAL							0	
Interior Wall 1		5	MINIMUM			COST / MARKET VALUATION					
Interior Wall 2		1	DRYWALL			RCN			1,985,937		
Interior Floor 1		12	CONCRETE								
Interior Floor 2						Year Built			1963		
Heating Fuel		2	GAS								
Heating Type		1	FORCED H/A			Effective Year Built			1994		
AC Percent		90									
FBM Sqft						Depreciation Code			GD		
Bldg Use		325	STORE								
Total Rooms		0				Remodel Rating					
Bedrooms		0									
Full Baths		0				Year Remodeled			27		
Half Baths		4									
Extra Fixtures		4				Depreciation %					
#Heat Sys		1									
Frame		2	STEEL			Functional Obsol					
Bath Style		A	AVERAGE								
Foundation		6	SLAB			External Obsol			1		
Partitions		T	TYPICAL								
Wall Height		12.00				Trend Factor					
FBM Quality											
Overhead Door		13	13 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	
88	FENCE-6	L	855	12.00	1968	AV	55	A	1.00	5,600	
85	PAVING	L	97,900	2.00	1963	AV	55	A	1.00	107,700	
84	SIGN-ILU	L	52	40.25	1995	AV	55	G	1.25	1,400	
77	LITE-SIN	L	3	690.00	1963	AV	55	A	1.00	1,100	
02	SHED/FR	L	64	12.00	2018	AV	55	A	1.00	400	
BUILDING SUB-AREA SUMMARY SECTION											
Code	Description				Living Area	Floor Area	Eff Area	Unit Cost		Undeprec Value	
CNP	CANOPY				0	672		3.47		2,334	
FFL	1ST FLOOR				28,893	28,893		68.65		1,983,603	
Ttl Gross Liv / Lease Area					28,893	29,565				1,985,937	

