

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.	313	126,100		126,100								
												COMM LAND	313	308,000		308,000								
														313	59,600		59,600							
SUPPLEMENTAL DATA																								
Alt Prcl ID SP Permit Chapter La OC Dates In+Ex FY Mailed GIS ID F_375786_2855951								Received NIA Field 8 Field 9 Field 10 Assoc Pid#				Total		493,700		493,700								
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 02061		0276 0052		01-30-2020 07-24-1950		U U	I I	1,425,000 0		1B	Year	Code	Assessed				Year	Code	Assessed	Year
															2024	313	117,400	2023	313	105,700	2022	313	98,000	
																313	308,000		313	282,700		313	266,300	
																313	59,600		313	48,100		313	48,100	
Total												485,000		Total		436,500		Total		412,400				
EXEMPTIONS						OTHER ASSESSMENTS						This signature acknowledges a visit by a Data Collector or Assessor												
Year	Code	Description			Amount		Code	Description			Number	Amount	Comm Int		APPRAISED VALUE SUMMARY									
Total				0.00																				
ASSESSING NEIGHBORHOOD												APPRAISED VALUE SUMMARY												
Nbhd		Nbhd Name			B			Tracing			Batch													
0001								313			BG													
NOTES												Appraised Bldg. Value (Card) 126,100 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 59,600 Appraised Land Value (Bldg) 308,000 Special Land Value 0 Total Appraised Parcel Value 493,700 Valuation Method C Total Appraised Parcel Value 493,700												
ALSO REF LC CERT 38720																								
KELLY FRADET																								
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							
202102604	08-16-2021	12	REROOF	47,775	06-13-2022	100	06-13-2022					04-20-2021	333	01		14	INSPECTED							
												02-05-2020	250			24	ABATEMENT VI							
												02-05-2017	317			16	FIELDREV CHG							
												01-20-2004	303			3	MEAS+INSPCTD							
												07-02-1992	107			3	MEAS+INSPCTD							
												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	313	LUMBER	BUS	SITE	43,560	SF	3.69	1.71000	E	1.00	BG	1.000					0	6.31	274,900					
1	313	LUMBER	BUS	EXCESS	0.630	AC	52,500.00	1.00000	0	1.00	BG	1.000					0	52,500	33,100					
Total Card Land Units					1.63	AC	Parcel Total Land Area: 1.63					Total Land Value					308,000							

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		1.00				MIXED USE					
Exterior Wall 1		18	CORREG STL			Code	Description			Percentage	
Exterior Wall 2						313	LUMBER			100	
Roof Structure		4	FLAT							0	
Roof Cover		11	MEMBRANE							0	
Interior Wall 1		5	MINIMUM			COST / MARKET VALUATION					
Interior Wall 2						RCN			225,237		
Interior Floor 1		12	CONCRETE								
Interior Floor 2											
Heating Fuel		5	NONE			Year Built			1970		
Heating Type		8	NONE			Effective Year Built			1977		
AC Percent		0				Depreciation Code			FR		
FBM Sqft						Remodel Rating					
Bldg Use		313	LUMBER			Year Remodeled					
Total Rooms		0				Depreciation %			44		
Bedrooms		0				Functional Obsol					
Full Baths		0				External Obsol					
Half Baths		1				Trend Factor			1		
Extra Fixtures		0				Condition					
#Heat Sys		1				Condition %					
Frame		2	STEEL			Percent Good			56		
Bath Style		A	AVERAGE			Cns Sect Rcndd			126,100		
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		05	5 OVD			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	
85	PAVING	L	50,000	2.00	1960	AV	55	A	1.00	55,000	
88	FENCE-6	L	700	12.00	1960	AV	55	A	1.00	4,600	
BUILDING SUB-AREA SUMMARY SECTION											
Code	Description				Living Area	Floor Area	Eff Area	Unit Cost		Undeprec Value	
CNP	CANOPY				0	680		1.32		899	
FFL	1ST FLOOR				8,480	8,480		26.45		224,338	
Ttl Gross Liv / Lease Area					8,480	9,160				225,237	

