

State Use 326
Print Date 11/18/2024 7:45:42 A

CURRENT OWNER						TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT											
FAZIO ILDA								1	TYPCL					Description	Code	Appraised	Assessed	1006 EAST LONGMEADOW, MA							
														COMMERC.	326	210,800	210,800								
														COMM LAND	326	296,800	296,800								
18 CHESTNUT ST						SUPPLEMENTAL DATA							COMMERC.	326	15,000	15,000	VISION								
						Alt Prcl ID SP Permit Chapter La OC Dates In+Ex FY Mailed GIS ID F_380250_2847525					Received NIA Field 8 Field 9 Field 10 Assoc Pid#		Total		522,600	522,600									
EAST LONGMEADOW MA 01028																									
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)									
FAZIO ILDA GRIGGS ROBERT ETC				07119	0201	03-17-1989	U	I	230,000				Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed				
				03348	0328	07-03-1968	U	I	0				2024	326	197,700	2023	326	180,200	2022	326	169,200				
														326	296,800		326	275,600		326	262,500				
														326	15,000		326	11,800		326	11,800				
												Total		509,500	Total		467,600	Total		443,500					
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							
Nbhd		Nbhd Name				B		Tracing			Batch			Appraised Bldg. Value (Card) 203,800 Appraised Xf (B) Value (Bldg) 7,000 Appraised Ob (B) Value (Bldg) 15,000 Appraised Land Value (Bldg) 296,800 Special Land Value 0 Total Appraised Parcel Value 522,600 Valuation Method C											
0001								326			BG														
NOTES																		Total Appraised Parcel Value 522,600							
SUB DIV #1034 FY2009																									
FAZIOS -																									
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							
201501983	06-16-2015	4	ADDITION	38,000	04-29-2016	100	04-29-2016	288 SF PREP KITCHEN & ST					03-04-2021	334			14	INSPECTED							
247	10-27-1998	6	SIGN	1,200				98 BP NVC					04-29-2016	317			3	MEAS+INSPCTD							
4	01-01-1992	MN	Manual Note	3,300				SHED					05-17-2004	303			2	MEASURED							
138	06-01-1989	MN	Manual Note	125,000				REMODEL					01-22-1999	105			15	PERMIT VISIT							
													03-12-1993	131			15	PERMIT VISIT							
													10-08-1990	107			3	MEAS+INSPCTD							
													04-17-1981	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.	Nhbhd Adj	Notes		Location Adjustment		Adj Unit Pric	Land Value							
1	326	RST/BAR	BUS	SITE	40,000	SF	3.69	1.56000	D	1.00	BA	1.000	WET4				0	5.76	230,400						
1	326	RST/BAR	BUS	EXCESS	2.530	AC	52,500.00	1.00000	0	0.50	BA	1.000					0	26,250	66,400						
Total Card Land Units					3.45	AC	Parcel Total Land Area: 3.45					Total Land Value					296,800								

CONSTRUCTION DETAIL						CONSTRUCTION DETAIL (CONTINUED)				
Element		Cd	Description			Element		Cd	Description	
Style:	74		RESTAURANT							
Model	94		COMMERCIAL							
Grade	C+		AVG. (+)							
Stories	1.00		1 STORY							
Occupancy	1.00					MIXED USE				
Exterior Wall 1	4		VINYL			Code	Description		Percentage	
Exterior Wall 2	8		BRICK VENR			326	RST/BAR		100	
Roof Structure	1		GABLE						0	
Roof Cover	1		ASPHALT SH						0	
Interior Wall 1	1		DRYWALL			COST / MARKET VALUATION				
Interior Wall 2						RCN		313,613		
Interior Floor 1	4		CARPET			Year Built		1957		
Interior Floor 2	5		LINO/VINYL			Effective Year Built		1986		
Heating Fuel	2		GAS			Depreciation Code		AV		
Heating Type	1		FORCED H/A			Remodel Rating				
AC Percent	100					Year Remodeled				
FBM Sqft						Depreciation %		35		
Bldg Use	326		RST/BAR			Functional Obsol				
Total Rooms	0					External Obsol				
Bedrooms	0					Trend Factor		1		
Full Baths	0					Condition				
Half Baths	3					Condition %				
Extra Fixtures	0					Percent Good		65		
#Heat Sys	1					Cns Sect Rcnl'd		203,800		
Frame	2		STEEL			Dep % Ovr				
Bath Style	A		AVERAGE			Dep Ovr Comment				
Foundation	6		SLAB			Misc Imp Ovr				
Partitions	T		TYPICAL			Misc Imp Ovr Comment				
Wall Height	12.00					Cost to Cure Ovr				
FBM Quality						Cost to Cure Ovr Comment				
Overhead Door										
Kitchens	1									
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	10,000	2.00	1960	AV	55	A	1.00	11,000
81	COOLER	B	200	46.00	1980	AV	61	G	1.25	7,000
02	SHED/FR	L	320	12.00	1992	GD	70	A	1.00	2,700
84	SIGN-ILU	L	24	40.25	1990	AV	55	A	1.00	500
77	LITE-SIN	L	1	690.00	1980	AV	55	A	1.00	400
02	SHED/FR	L	48	12.00	1992	GD	70	A	1.00	400
GEN	GENERATOR	B	1	0.00		AV	65	A	1.00	0
BUILDING SUB-AREA SUMMARY SECTION										
Code	Description				Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
EPF	ENCL PORCH				0	100		32.91	3,291	
FFL	1ST FLOOR				2,814	2,814		109.69	308,677	
OPF	OPEN PORCH				0	150		10.97	1,645	
Ttl Gross Liv / Lease Area					2,814	3,064			313,613	