

CURRENT OWNER		TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT								1006 EAST LONGMEADOW, MA VISION					
KENNEDY JAMES J KENNEDY GARY J 19 NORTH ST EASTHAMPTON MA 01027				1	TYPCL					Description	Code	Appraised	Assessed										
										COMMERC.	325	345,600	345,600										
										COMM LAND	325	151,600	151,600										
		SUPPLEMENTAL DATA							COMMERC.	325	5,100	5,100											
Alt Prcl ID SP Permit Chapter La OC Dates In+Ex FY Mailed GIS ID F_374834_2855846					Received NIA Field 8 Field 9 Field 10 Assoc Pid#					Total		502,300	502,300										
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)									
KENNEDY JAMES J CHAFFEE DENNIS A + NANCY J, BANK OF NEW ENGLAND NA ESPTEIN ALAN ECCHIO		10371	0157	07-17-1998	U	I	285,000	1L					Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed		
		07978	0065	03-18-1992	U	I	265,000		2025	325	310,400	2024	325	291,200	2023	325	265,700						
		07611	0146	12-21-1990	U	I	1			325	151,600		325	151,600		325	137,800						
		06965	0301	09-15-1988	U	I	350,000			325	4,700		325	4,700		325	4,100						
		03870	0243	11-01-1973	U	I	0					Total	466,700	Total	447,500	Total	407,600						
EXEMPTIONS				OTHER ASSESSMENTS								This signature acknowledges a visit by a Data Collector or Assessor											
Year	Code	Description		Amount		Code	Description		Number	Amount													
		Total		0.00																			
ASSESSING NEIGHBORHOOD												APPRAISED VALUE SUMMARY Appraised Bldg. Value (Card) 345,600 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 5,100 Appraised Land Value (Bldg) 151,600 Special Land Value 0 Total Appraised Parcel Value 502,300 Valuation Method C Total Appraised Parcel Value 502,300											
Nbhd		Nbhd Name		B		Tracing		Batch															
0001						325		BG															
NOTES																							
COMPETITIVE EDGE - SKI & BIKE SHOP																							
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						
275	08-05-2006	15	TENT	100				TEMPORARY NVC 12/6/2006				03-09-2021	334			14	INSPECTED						
42	03-01-1992	MN	Manual Note	3,000				ALTERATION				01-20-2004	303			3	MEAS+INSPCTD						
										03-11-1993	131			15	PERMIT VISIT								
										07-02-1992	107			3	MEAS+INSPCTD								
										12-08-1988	105			15	PERMIT VISIT								
										05-02-1981	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.	Nbhd Adj	Notes		Location Adjustment		Adj Unit Pric	Land Value						
1	325	STORE	BUS	SITE	11,000 SF	8.06	1.71000	E	1.00	BG	1.000			0		13.78	151,600						
Total Card Land Units					0.25	AC	Parcel Total Land Area: 0.25					Total Land Value					151,600						

Property Location 612 NORTH MAIN ST
Vision ID 1057 Account # 1087

Map ID 1A/ 95/ 328/ /
Bldg # 1

Bldg Name
Sec # 1 of 1

Card # 1 of 1

State Use 325
Print Date 11/19/2025 8:46:17 A

CONSTRUCTION DETAIL						CONSTRUCTION DETAIL (CONTINUED)					
Element		Cd	Description			Element		Cd	Description		
Style:		78	STORE								
Model		94	COMMERCIAL								
Grade		C+	AVG. (+)								
Stories		2.50	2 1/2 STORIES								
Occupancy		1.00				MIXED USE					
Exterior Wall 1		2	CLAPBOARD			Code		Description		Percentage	
Exterior Wall 2						325		STORE		100	
Roof Structure		2	HIP							0	
Roof Cover		1	ASPHALT SH							0	
Interior Wall 1		1	DRYWALL			COST / MARKET VALUATION					
Interior Wall 2											
Interior Floor 1		4	CARPET			RCN				437,452	
Interior Floor 2											
Heating Fuel		2	GAS			Year Built				1980	
Heating Type		1	FORCED H/A			Effective Year Built				2004	
AC Percent		100				Depreciation Code				GV	
FBM Sqft						Remodel Rating					
Bldg Use		325	STORE			Year Remodeled					
Total Rooms		0				Depreciation %				21	
Bedrooms		0				Functional Obsol					
Full Baths		0				External Obsol					
Half Baths		1				Trend Factor				1	
Extra Fixtures		0				Condition					
#Heat Sys		2				Condition %					
Frame		1	WOOD			Percent Good				79	
Bath Style		A	AVERAGE			Cns Sect Rcndld				345,600	
Foundation		1	CONCRETE			Dep % Ovr					
Partitions		T	TYPICAL			Dep Ovr Comment					
Wall Height		10.00				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	
84	SIGN-ILU	L	44	40.25	1988	AV	60	A	1.00	1,100	
85	PAVING	L	3,000	2.00	1970	AV	60	A	1.00	3,600	
77	LITE-SIN	L	1	690.00	1980	AV	60	A	1.00	400	
CVAC	CENTRAL VAC	B	1	1.00	1998	AV	79	A	1.00	0	
BUILDING SUB-AREA SUMMARY SECTION											
Code	Description				Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value		
BMT	BASEMENT				0	1,575		24.08	37,929		
EFP	ENCL PORCH				0	35		37.84	1,325		
FFL	1ST FLOOR				2,276	2,276		120.41	274,055		
HST	HALF STORY				288	575		60.31	34,678		
SFL	2ND FLOOR				743	743		120.41	89,465		
Ttl Gross Liv / Lease Area					3,307	5,204			437,452		

