

State Use 400
Print Date 11/19/2025 12:21:22

CURRENT OWNER				TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT								1006 EAST LONGMEADOW, MA VISION			
UNILAB CORPORATION PO BOX 159 99 SHAKER RD EAST LONGMEADOW MA 01028						1	TYPCL					Description		Code	Appraised		Assessed						
												INDUSTR.		400	1,617,300		1,617,300						
												IND LAND		400	846,100		846,100						
SUPPLEMENTAL DATA												INDUSTR.		400	46,600		46,600						
Alt Prcl ID SP Permit Chapter La OC Dates In+Ex FY Mailed GIS ID F_380135_2848495								Received NIA Field 8 Field 9 Field 10 Assoc Pid#						Total		2,510,000		2,510,000					
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)										
UNILAB CORPORATION				02660 0501		02-17-1959		U	I	0			Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed		
													2025	400	1,472,400	2024	400	1,363,800	2023	400	1,255,300		
														400	846,100		400	846,100		400	777,800		
														400	46,600		400	46,600		400	37,300		
												Total		2,365,100		Total		2,256,500		Total		2,070,400	
EXEMPTIONS						OTHER ASSESSMENTS						This signature acknowledges a visit by a Data Collector or Assessor											
Year	Code	Description		Amount		Code	Description		Number	Amount												Comm Int	
Total				0.00																			
ASSESSING NEIGHBORHOOD												APPRAISED VALUE SUMMARY Appraised Bldg. Value (Card) 1,617,300 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 46,600 Appraised Land Value (Bldg) 846,100 Special Land Value 0 Total Appraised Parcel Value 2,510,000 Valuation Method C Total Appraised Parcel Value 2,510,000											
Nbhd		Nbhd Name			B			Tracing			Batch												
0001								400			BG												
NOTES												HAMPDEN ENGINEERING											
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						
201401859	06-02-2014	12	REROOF	43,800	03-20-2015	100	03-20-2015	NVC				03-05-2021	334			14	INSPECTED						
301	10-23-2002	9	ALTERATION	440,000				OC 9/22/2003				02-05-2017	317			16	FIELDREV CHG						
21	02-01-1992	MN	Manual Note	15,000				REMODEL				03-20-2015	317			15	PERMIT VISIT						
											02-10-2004	105			3	MEAS+INSPCTD							
											05-27-2003	200			3	MEAS+INSPCTD							
											03-12-1993	131			14	INSPECTED							
											04-20-1983	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	400	FACTORY	IND	SITE	129,000	SF	3.69	1.56000	D	1.00	BA	1.000					0	5.76	743,000				
1	400	FACTORY	IND	EXCESS	2.310	AC	52,500.00	1.00000	0	0.85	BA	1.000	WET2				0	44,625	103,100				
Total Card Land Units					5.27	AC	Parcel Total Land Area: 5.27						Total Land Value					846,100					

CONSTRUCTION DETAIL						CONSTRUCTION DETAIL (CONTINUED)					
Element	Cd	Description				Element	Cd	Description			
Style:	34	INDUSTRIAL									
Model	96	INDUSTRIAL									
Grade	C	AVERAGE									
Stories	1.00	1 STORY									
Occupancy	1.00										
Exterior Wall 1	21	CONC BLOCK									
Exterior Wall 2	8	BRICK VENR									
Roof Structure	4	FLAT									
Roof Cover	11	MEMBRANE									
Interior Wall 1	5	MINIMUM									
Interior Wall 2	8	PLYWD PANL									
Interior Floor 1	12	CONCRETE									
Interior Floor 2	4	CARPET									
Heating Fuel	2	GAS									
Heating Type	1	FORCED H/A									
AC Percent	15										
FBM Sqft											
Bldg Use	400	FACTORY									
Total Rooms	0										
Bedrooms	0										
Full Baths	0										
Half Baths	4										
Extra Fixtures	6										
#Heat Sys	1										
Frame	2	STEEL									
Bath Style	A	AVERAGE									
Foundation	6	SLAB									
Partitions	T	TYPICAL									
Wall Height	16.00										
FBM Quality											
Overhead Door	02	2 OVD									
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
41	IMP SHD	L	392	10.00	1945	FR	50	F	0.90	1,800
85	PAVING	L	30,780	2.00	1967	AV	60	A	1.00	36,900
89	FENCE-8	L	620	14.00	1975	AV	60	A	1.00	5,200
SPR	SPRINKLER	L	1	1.00		AV	60	A	1.00	0
02	SHED/FR	L	80	12.00	2018	AV	60	A	1.00	600
02	SHED/FR	L	288	12.00	2018	AV	60	A	1.00	2,100
GEN	GENERATOR	B	1	0.00	2018	AV	73	A	1.00	0

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
FFL	1ST FLOOR	48,966	48,966		38.60	1,890,004	
LDK	LOADING DK	0	882		3.85	3,397	
OFC	OFFICE	8,346	8,346		38.60	322,141	
Ttl Gross Liv / Lease Area		57,312	58,194			2,215,542	

