

CURRENT OWNER				TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT						1006 EAST LONGMEADOW, MA VISION					
C & A REALTY ENTERPRISES LLC 672 PROSPECT ST EAST LONGMEADOW MA 01028						1	TYPCL					Description		Code	Appraised		Assessed						
												COMMERC.	316	368,700		368,700							
												COMM LAND	316	230,300		230,300							
SUPPLEMENTAL DATA												COMMERC.		316	21,800		21,800						
Alt Prcl ID SP Permit Chapter La OC Dates In+Ex FY Mailed GIS ID F_379859_2847928						Received NIA Field 8 Field 9 Field 10 Assoc Pid#						Total		620,800		620,800							
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U	V/I	SALE PRICE		VC	PREVIOUS ASSESSMENTS (HISTORY)										
C & A REALTY ENTERPRISES LLC LOMASCOLO DONALD W BERKSHIRE PLASTICS CO INC BERKSHIRE PLASTICS,CO INC				23027		0503		12-31-2019		U	I	625,000		1B	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
				18248		0393		04-08-2010		U	I	535,000			2025	316	338,400	2024	316	315,600	2023	316	285,200
				10285		0312		05-15-1998		U	I	1		1B	316	230,300	316	230,300	316	209,100			
				01856		0198		03-19-1947		U	I	0			316	20,000	316	20,000	316	15,800			
												Total		588,700		Total		565,900		Total		510,100	
EXEMPTIONS						OTHER ASSESSMENTS						This signature acknowledges a visit by a Data Collector or Assessor APPRAISED VALUE SUMMARY Appraised Bldg. Value (Card) 366,200 Appraised Xf (B) Value (Bldg) 2,500 Appraised Ob (B) Value (Bldg) 21,800 Appraised Land Value (Bldg) 230,300 Special Land Value 0 Total Appraised Parcel Value 620,800 Valuation Method C Total Appraised Parcel Value 620,800											
Year	Code	Description		Amount		Code	Description		Number	Amount												Comm Int	
Total				0.00																			
ASSESSING NEIGHBORHOOD																							
Nbhd		Nbhd Name		B		Tracing		Batch															
0001						316		BG															
NOTES																							
PROSPECT BUILDERS -																							
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		
201302972		11-21-2013		12	REROOF		35,000		04-25-2014		100	04-25-2014		INCLUDES SIDING		03-04-2021	334			14	INSPECTED		
228		07-16-2010		7	REMODEL		75,000							CONSTRUCT 2 INTERIOR OFF		02-05-2017	317			16	FIELDREV CHG		
																03-17-2015	105			15	PERMIT VISIT		
																04-25-2014	317			15	PERMIT VISIT		
																06-28-2013	317			14	INSPECTED		
																06-28-2013	317			15	PERMIT VISIT		
																03-23-2012	317			15	PERMIT VISIT		
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	316	COM WHS		IND	SITE	39,990	SF	3.69	1.56000	D	1.00	BA	1.000						0	5.76	230,300		
Total Card Land Units						0.92	AC	Parcel Total Land Area: 0.92						Total Land Value						230,300			

CONSTRUCTION DETAIL						CONSTRUCTION DETAIL (CONTINUED)				
Element	Cd	Description				Element	Cd	Description		
Style:	43	WAREHOUSE								
Model	94	COMMERCIAL								
Grade	B-	GOOD (-)								
Stories	1.00	1 STORY								
Occupancy	1.00					MIXED USE				
Exterior Wall 1	21	CONC BLOCK				Code	Description		Percentage	
Exterior Wall 2	22	STEEL				316	COM WHS		100	
Roof Structure	4	FLAT							0	
Roof Cover	4	TAR+GRAVEL							0	
Interior Wall 1	5	MINIMUM				COST / MARKET VALUATION				
Interior Wall 2	8	PLYWD PANL				RCN		538,474		
Interior Floor 1	12	CONCRETE								
Interior Floor 2	14	ASPHL TILE				Year Built		1947		
Heating Fuel	2	GAS				Effective Year Built		1993		
Heating Type	1	FORCED H/A				Depreciation Code		AG		
AC Percent	10					Remodel Rating				
FBM Sqft						Year Remodeled				
Bldg Use	316	COM WHS				Depreciation %		32		
Total Rooms	0					Functional Obsol				
Bedrooms	0					External Obsol				
Full Baths	0					Trend Factor		1		
Half Baths	4					Condition				
Extra Fixtures	2					Condition %				
#Heat Sys	1					Percent Good		68		
Frame	2	STEEL				Cns Sect Rcnld		366,200		
Bath Style	A	AVERAGE				Dep % Ovr				
Foundation	6	SLAB				Dep Ovr Comment				
Partitions	T	TYPICAL				Misc Imp Ovr				
Wall Height	16.00					Misc Imp Ovr Comment				
FBM Quality						Cost to Cure Ovr				
Overhead Door						Cost to Cure Ovr Comment				
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
85	PAVING	L	16,000	2.00	1960	AV	60	A	1.00	19,200
01	SHED/MTL	L	216	10.00	1960	AV	60	A	1.00	1,300
91	LOAD LEV	B	1	3680.00	1986	AV	68	A	1.00	2,500
87	FENCE-4	L	110	8.00	1975	AV	60	A	1.00	500
88	FENCE-6	L	110	12.00	1970	AV	60	A	1.00	800
SPR	SPRINKLER	L	1	1.00		AV	60	A	1.00	0
BUILDING SUB-AREA SUMMARY SECTION										
Code	Description				Living Area	Floor Area	Eff Area	Unit Cost	Undeprec Value	
CNP	CANOPY				0	64		2.27	145	
FFL	1ST FLOOR				10,000	10,000		48.41	484,109	
OFC	OFFICE				1,120	1,120		48.41	54,220	
Ttl Gross Liv / Lease Area					11,120	11,184			538,474	