

State Use 326
Print Date 11/17/2025 10:45:13

CURRENT OWNER				TOPO		UTILITIES		STRT / ROAD		LOCATION		CURRENT ASSESSMENT						1006 EAST LONGMEADOW, MA VISION								
FAZIO ILDA LE 18 CHESTNUT ST EAST LONGMEADOW MA 01028						1	TYPCL					Description		Code	Appraised		Assessed									
												COMMERC.	326	232,800		232,800										
												COMM LAND	326	296,800		296,800										
				SUPPLEMENTAL DATA								COMMERC.		326	16,100		16,100									
				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		545,700		545,700										
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)										
FAZIO ILDA LE FAZIO ILDA GRIGGS ROBERT ETC				25822		0068		04-10-2025		U		I		1		1A		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
				07119		0201		03-17-1989		U		I		230,000				2025	326	210,800	2024	326	197,700	2023	326	180,200
				03348		0328		07-03-1968		U		I		0					326	296,800		326	296,800		326	275,600
																			326	15,000		326	15,000		326	11,800
				Total		0.00										Total	522,600	Total	509,500	Total	467,600					
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										
0001												326				BG										
NOTES																										
FAZIOS																		Appraised Bldg. Value (Card)						225,800		
																		Appraised Xf (B) Value (Bldg)						7,000		
																		Appraised Ob (B) Value (Bldg)						16,100		
																		Appraised Land Value (Bldg)						296,800		
Special Land Value																		0								
Total Appraised Parcel Value																		545,700								
Valuation Method																		C								
Total Appraised Parcel Value																		545,700								
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.	Nhbd 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			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	WET4		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		347,332		
Interior Floor 1	4		CARPET			Year Built		1957		
Interior Floor 2	5		LINO/VINYL			Effective Year Built		1990		
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 Rcncld		225,800		
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	60	A	1.00	12,000
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	60	A	1.00	600
77	LITE-SIN	L	1	690.00	1980	AV	60	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		36.45	3,645	
FFL	1ST FLOOR				2,814	2,814		121.49	341,865	
OFF	OPEN PORCH				0	150		12.15	1,822	
Ttl Gross Liv / Lease Area					2,814	3,064			347,332	