

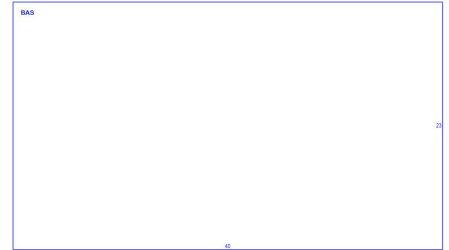
# Town of Ledyard Property Summary Report

**1761 ROUTE 12**

<b>PARCEL ID:</b>	61-2120-1761
<b>LOCATION:</b>	1761 ROUTE 12
<b>OWNER NAME:</b>	GALES FERRY INTERMODAL LLC



<b>OWNER OF RECORD</b>
GALES FERRY INTERMODAL LLC
549 SOUTH ST
QUINCY, MA 02169



<b>LIVING AREA:</b>	920	<b>ZONING:</b>	I	<b>ACREAGE:</b>	157.97
---------------------	-----	----------------	---	-----------------	--------

### SALES HISTORY

OWNER	BOOK / PAGE	SALE DATE	SALE PRICE
TRINSEO LLC	532/ 347	21-Apr-2015	\$0.00
STYRON LLC	474/ 809	06-Apr-2010	\$0.00
DOW CHEMICAL COMPANY THE C/O US AREA TAX DEPT	00021/0177	31-Aug-1951	\$0.00

### CURRENT ASSESSED VALUE

<b>TOTAL:</b>	\$3,786,720.00	<b>IMPROVEMENTS:</b>	\$1,742,580.00	<b>LAND:</b>	\$2,044,140.00
---------------	----------------	----------------------	----------------	--------------	----------------

### ASSESSING HISTORY

FISCAL YEAR	TOTAL VALUE	IMPROVEMENT VALUE	LAND VALUE
2022	\$3,786,720.00	\$1,742,580.00	\$2,044,140.00
2021	\$3,786,720.00	\$1,742,580.00	\$2,044,140.00
2020	\$3,786,720.00	\$1,742,580.00	\$2,044,140.00
2019	\$4,588,010.00	\$1,693,580.00	\$2,894,430.00
2018	\$4,588,010.00	\$1,693,580.00	\$2,894,430.00

# Town of Ledyard Property Summary Report

1761 ROUTE 12

<b>PARCEL ID:</b>	61-2120-1761
<b>LOCATION:</b>	1761 ROUTE 12
<b>OWNER NAME:</b>	GALES FERRY INTERMODAL LLC

## BUILDING # 1

<b>YEAR BUILT</b>	1974	<b>ROOF STRUCTURE</b>	Flat
<b>STYLE</b>	Warehouse	<b>ROOF COVER</b>	Tar & Gravel
<b>MODEL</b>	Ind or Comm	<b>FLOOR COVER 1</b>	Concr-Finished
<b>GRADE</b>	Average	<b>FLOOR COVER 2</b>	NULL
<b>STORIES</b>	1	<b>HEAT FUEL</b>	Oil
<b>OCCUPANCY</b>	FACTORY	<b>HEAT TYPE</b>	Hot Air-no Duc
<b>EXT WALL 1</b>	Concr/Cinder	<b>AC TYPE</b>	None
<b>EXT WALL 2</b>	NULL	<b>BEDROOMS</b>	NULL
<b>INT WALLS 1</b>	Minim/Masonry	<b>FULL BATHS</b>	NULL
<b>INT WALLS 2</b>	NULL	<b>HALF BATHS</b>	NULL
		<b>TOT ROOMS</b>	



## EXTRA FEATURES

DESCRIPTION	CODE	UNITS
Paving-Asphalt	PAV1	10000xNULL (10000.00 S.F.)

## BUILDING # 10

<b>YEAR BUILT</b>	1965	<b>ROOF STRUCTURE</b>	Flat
<b>STYLE</b>	Pre-Eng Mfg	<b>ROOF COVER</b>	Metal/Tin
<b>MODEL</b>	Ind or Comm	<b>FLOOR COVER 1</b>	Concr-Finished
<b>GRADE</b>	Average	<b>FLOOR COVER 2</b>	NULL
<b>STORIES</b>	1	<b>HEAT FUEL</b>	None
<b>OCCUPANCY</b>	FACTORY	<b>HEAT TYPE</b>	None
<b>EXT WALL 1</b>	Pre-finsh Metl	<b>AC TYPE</b>	None
<b>EXT WALL 2</b>	NULL	<b>BEDROOMS</b>	NULL
<b>INT WALLS 1</b>	Minim/Masonry	<b>FULL BATHS</b>	NULL
<b>INT WALLS 2</b>	NULL	<b>HALF BATHS</b>	NULL
		<b>TOT ROOMS</b>	NULL



# Town of Ledyard Property Summary Report

1761 ROUTE 12

<b>PARCEL ID:</b>	61-2120-1761
<b>LOCATION:</b>	1761 ROUTE 12
<b>OWNER NAME:</b>	GALES FERRY INTERMODAL LLC

## BUILDING # 11

<b>YEAR BUILT</b>	1980	<b>ROOF STRUCTURE</b>	Gable/Hip
<b>STYLE</b>	Pre-Eng Mfg	<b>ROOF COVER</b>	Metal/Tin
<b>MODEL</b>	Ind or Comm	<b>FLOOR COVER 1</b>	Concr-Finished
<b>GRADE</b>	Average	<b>FLOOR COVER 2</b>	NULL
<b>STORIES</b>	1	<b>HEAT FUEL</b>	Oil
<b>OCCUPANCY</b>	FACTORY	<b>HEAT TYPE</b>	Hot Air-no Duc
<b>EXT WALL 1</b>	Pre-finsh Metl	<b>AC TYPE</b>	None
<b>EXT WALL 2</b>	NULL	<b>BEDROOMS</b>	NULL
<b>INT WALLS 1</b>	Minim/Masonry	<b>FULL BATHS</b>	NULL
<b>INT WALLS 2</b>	NULL	<b>HALF BATHS</b>	NULL
		<b>TOT ROOMS</b>	0



## EXTRA FEATURES

DESCRIPTION	CODE	UNITS
Paving-Asphalt	PAV1	25000xNULL (25000.00 S.F.)

## BUILDING # 12

<b>YEAR BUILT</b>	1980	<b>ROOF STRUCTURE</b>	Gable/Hip
<b>STYLE</b>	Pre-Eng Mfg	<b>ROOF COVER</b>	Metal/Tin
<b>MODEL</b>	Ind or Comm	<b>FLOOR COVER 1</b>	Concr-Finished
<b>GRADE</b>	Average	<b>FLOOR COVER 2</b>	NULL
<b>STORIES</b>	1	<b>HEAT FUEL</b>	None
<b>OCCUPANCY</b>	FACTORY	<b>HEAT TYPE</b>	None
<b>EXT WALL 1</b>	Pre-finsh Metl	<b>AC TYPE</b>	None
<b>EXT WALL 2</b>	NULL	<b>BEDROOMS</b>	NULL
<b>INT WALLS 1</b>	Minim/Masonry	<b>FULL BATHS</b>	NULL
<b>INT WALLS 2</b>	NULL	<b>HALF BATHS</b>	NULL



# Town of Ledyard Property Summary Report

1761 ROUTE 12

<b>PARCEL ID:</b>	61-2120-1761
<b>LOCATION:</b>	1761 ROUTE 12
<b>OWNER NAME:</b>	GALES FERRY INTERMODAL LLC

<b>TOT ROOMS</b>	0
------------------	---

## BUILDING # 13

<b>YEAR BUILT</b>	1992	<b>ROOF STRUCTURE</b>	Flat
<b>STYLE</b>	Industrial	<b>ROOF COVER</b>	Metal/Tin
<b>MODEL</b>	Ind or Comm	<b>FLOOR COVER 1</b>	Concr-Finished
<b>GRADE</b>	Average	<b>FLOOR COVER 2</b>	NULL
<b>STORIES</b>	1	<b>HEAT FUEL</b>	None
<b>OCCUPANCY</b>	FACTORY	<b>HEAT TYPE</b>	None
<b>EXT WALL 1</b>	Concr/Cinder	<b>AC TYPE</b>	None
<b>EXT WALL 2</b>	NULL	<b>BEDROOMS</b>	NULL
<b>INT WALLS 1</b>	Minim/Masonry	<b>FULL BATHS</b>	NULL
<b>INT WALLS 2</b>	NULL	<b>HALF BATHS</b>	NULL
		<b>TOT ROOMS</b>	NULL



## BUILDING # 2

<b>YEAR BUILT</b>	1974	<b>ROOF STRUCTURE</b>	Flat
<b>STYLE</b>	Office Bldg	<b>ROOF COVER</b>	Tar & Gravel
<b>MODEL</b>	Commercial	<b>FLOOR COVER 1</b>	Concr-Finished
<b>GRADE</b>	Average	<b>FLOOR COVER 2</b>	Vinyl/Asphalt
<b>STORIES</b>	2	<b>HEAT FUEL</b>	None
<b>OCCUPANCY</b>	IND BLDG M94	<b>HEAT TYPE</b>	None
<b>EXT WALL 1</b>	Concr/Cinder	<b>AC TYPE</b>	None
<b>EXT WALL 2</b>	NULL	<b>BEDROOMS</b>	NULL
<b>INT WALLS 1</b>	Minim/Masonry	<b>FULL BATHS</b>	NULL
<b>INT WALLS 2</b>	NULL	<b>HALF BATHS</b>	NULL



# Town of Ledyard Property Summary Report

1761 ROUTE 12

<b>PARCEL ID:</b>	61-2120-1761
<b>LOCATION:</b>	1761 ROUTE 12
<b>OWNER NAME:</b>	GALES FERRY INTERMODAL LLC

<b>TOT ROOMS</b>	
------------------	--

## EXTRA FEATURES

DESCRIPTION	CODE	UNITS
Fin Mezzanine	MEZ2	NULLxNULL (252.00 S.F.)
Air Condition	A/C	NULLxNULL (19500.00 S.F.)
Unf Mezzanine	MEZ1	NULLxNULL (180.00 S.F.)

## BUILDING # 3

<b>YEAR BUILT</b>	1983	<b>ROOF STRUCTURE</b>	Flat
<b>STYLE</b>	Office Bldg	<b>ROOF COVER</b>	Tar & Gravel
<b>MODEL</b>	Commercial	<b>FLOOR COVER 1</b>	Concr-Finished
<b>GRADE</b>	Average	<b>FLOOR COVER 2</b>	Vinyl/Asphalt
<b>STORIES</b>	2	<b>HEAT FUEL</b>	Oil
<b>OCCUPANCY</b>	IND BLDG M94	<b>HEAT TYPE</b>	Forced Air-Duc
<b>EXT WALL 1</b>	Concr/Cinder	<b>AC TYPE</b>	None
<b>EXT WALL 2</b>	NULL	<b>BEDROOMS</b>	NULL
<b>INT WALLS 1</b>	Minim/Masonry	<b>FULL BATHS</b>	NULL
<b>INT WALLS 2</b>	NULL	<b>HALF BATHS</b>	NULL
		<b>TOT ROOMS</b>	NULL



## EXTRA FEATURES

DESCRIPTION	CODE	UNITS
w/Man Flip out	LDL2	NULLxNULL (1.00 UNITS)

## EXTRA FEATURES

DESCRIPTION	CODE	UNITS
Dock- Commer	DCK2	21960xNULL (21960.00 S.F.)
Railroad Spurs	RRR	6500xNULL (6500.00 L.F.)
Railroad Spurs	RRR	169xNULL (169.00 L.F.)

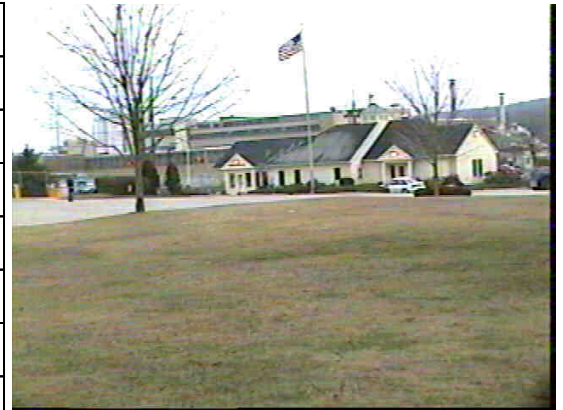
# Town of Ledyard Property Summary Report

1761 ROUTE 12

<b>PARCEL ID:</b>	61-2120-1761
<b>LOCATION:</b>	1761 ROUTE 12
<b>OWNER NAME:</b>	GALES FERRY INTERMODAL LLC

## BUILDING # 4

<b>YEAR BUILT</b>	1991	<b>ROOF STRUCTURE</b>	Gable/Hip
<b>STYLE</b>	Office Bldg	<b>ROOF COVER</b>	Asphalt Shingl
<b>MODEL</b>	Commercial	<b>FLOOR COVER 1</b>	Quarry Tile
<b>GRADE</b>	Average	<b>FLOOR COVER 2</b>	Vinyl/Asphalt
<b>STORIES</b>	1	<b>HEAT FUEL</b>	Oil
<b>OCCUPANCY</b>	IND BLDG M94	<b>HEAT TYPE</b>	Forced Air-Duc
<b>EXT WALL 1</b>	Clapboard	<b>AC TYPE</b>	Central
<b>EXT WALL 2</b>	NULL	<b>BEDROOMS</b>	NULL
<b>INT WALLS 1</b>	Drywall/Sheet	<b>FULL BATHS</b>	NULL
<b>INT WALLS 2</b>	NULL	<b>HALF BATHS</b>	NULL
		<b>TOT ROOMS</b>	NULL



## EXTRA FEATURES

DESCRIPTION	CODE	UNITS
50' ANTENNA TOWER	MSC1	1xNULL (1.00 UNIT)
Paving-Asphalt	PAV1	25000xNULL (25000.00 S.F.)

## BUILDING # 5

<b>YEAR BUILT</b>	1922	<b>ROOF STRUCTURE</b>	Gable/Hip
<b>STYLE</b>	Conventional	<b>ROOF COVER</b>	Asphalt Shingl
<b>MODEL</b>	Residential	<b>FLOOR COVER 1</b>	Pine/Soft Wood
<b>GRADE</b>	Ave-Good	<b>FLOOR COVER 2</b>	Vinyl/Asphalt
<b>STORIES</b>	1	<b>HEAT FUEL</b>	Oil
<b>OCCUPANCY</b>	IND BLDG M01	<b>HEAT TYPE</b>	Forced Air-Duc
<b>EXT WALL 1</b>	Clapboard	<b>AC TYPE</b>	Heat Pump
<b>EXT WALL 2</b>	NULL	<b>BEDROOMS</b>	4 Bedrooms
<b>INT WALLS 1</b>	Plastered	<b>FULL BATHS</b>	2
<b>INT WALLS 2</b>	Drywall/Sheet	<b>HALF BATHS</b>	0
		<b>TOT ROOMS</b>	8



# Town of Ledyard Property Summary Report

1761 ROUTE 12

<b>PARCEL ID:</b>	61-2120-1761
<b>LOCATION:</b>	1761 ROUTE 12
<b>OWNER NAME:</b>	GALES FERRY INTERMODAL LLC

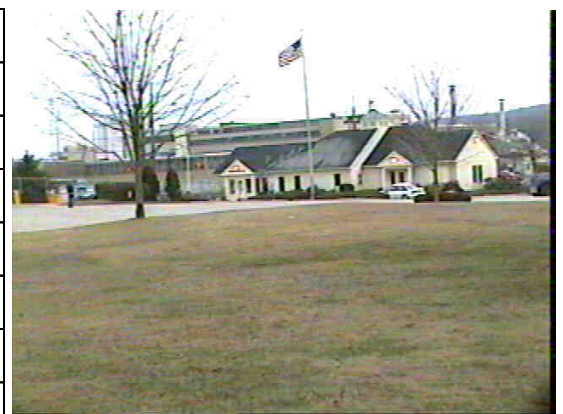
## BUILDING # 6

<b>YEAR BUILT</b>	1980	<b>ROOF STRUCTURE</b>	Flat
<b>STYLE</b>	Pre-Eng Warehs	<b>ROOF COVER</b>	Metal/Tin
<b>MODEL</b>	Ind or Comm	<b>FLOOR COVER 1</b>	Concr-Finished
<b>GRADE</b>	Average	<b>FLOOR COVER 2</b>	NULL
<b>STORIES</b>	1	<b>HEAT FUEL</b>	None
<b>OCCUPANCY</b>	FACTORY	<b>HEAT TYPE</b>	None
<b>EXT WALL 1</b>	Pre-finsh Metl	<b>AC TYPE</b>	None
<b>EXT WALL 2</b>	NULL	<b>BEDROOMS</b>	NULL
<b>INT WALLS 1</b>	Minim/Masonry	<b>FULL BATHS</b>	NULL
<b>INT WALLS 2</b>	NULL	<b>HALF BATHS</b>	NULL
		<b>TOT ROOMS</b>	NULL



## BUILDING # 7

<b>YEAR BUILT</b>	1980	<b>ROOF STRUCTURE</b>	Flat
<b>STYLE</b>	Pre-Eng Mfg	<b>ROOF COVER</b>	Metal/Tin
<b>MODEL</b>	Ind or Comm	<b>FLOOR COVER 1</b>	Concr-Finished
<b>GRADE</b>	Low Cost	<b>FLOOR COVER 2</b>	NULL
<b>STORIES</b>	1	<b>HEAT FUEL</b>	None
<b>OCCUPANCY</b>	FACTORY	<b>HEAT TYPE</b>	None
<b>EXT WALL 1</b>	Concr/Cinder	<b>AC TYPE</b>	None
<b>EXT WALL 2</b>	NULL	<b>BEDROOMS</b>	NULL
<b>INT WALLS 1</b>	Minim/Masonry	<b>FULL BATHS</b>	NULL
<b>INT WALLS 2</b>	NULL	<b>HALF BATHS</b>	NULL
		<b>TOT ROOMS</b>	NULL



# Town of Ledyard Property Summary Report

1761 ROUTE 12

<b>PARCEL ID:</b>	61-2120-1761
<b>LOCATION:</b>	1761 ROUTE 12
<b>OWNER NAME:</b>	GALES FERRY INTERMODAL LLC

## BUILDING # 8

<b>YEAR BUILT</b>	1980	<b>ROOF STRUCTURE</b>	Gable/Hip
<b>STYLE</b>	Pre-Eng Mfg	<b>ROOF COVER</b>	Metal/Tin
<b>MODEL</b>	Ind or Comm	<b>FLOOR COVER 1</b>	Concr-Finished
<b>GRADE</b>	Average	<b>FLOOR COVER 2</b>	NULL
<b>STORIES</b>	1	<b>HEAT FUEL</b>	None
<b>OCCUPANCY</b>	FACTORY	<b>HEAT TYPE</b>	None
<b>EXT WALL 1</b>	Pre-finsh Metl	<b>AC TYPE</b>	None
<b>EXT WALL 2</b>	NULL	<b>BEDROOMS</b>	NULL
<b>INT WALLS 1</b>	Minim/Masonry	<b>FULL BATHS</b>	NULL
<b>INT WALLS 2</b>	NULL	<b>HALF BATHS</b>	NULL
		<b>TOT ROOMS</b>	NULL



## EXTRA FEATURES

DESCRIPTION	CODE	UNITS
TNK D1	MSC42	NULLxNULL (1.00 UNIT)
TNK D2	MSC43	NULLxNULL (1.00 UNIT)
TNK D3	MSC45	NULLxNULL (1.00 UNIT)
TNK D25	MSC44	NULLxNULL (1.00 UNIT)
SCL	MSC36	NULLxNULL (1.00 UNIT)



# Town of Ledyard Property Summary Report

1761 ROUTE 12

<b>PARCEL ID:</b>	61-2120-1761
<b>LOCATION:</b>	1761 ROUTE 12
<b>OWNER NAME:</b>	GALES FERRY INTERMODAL LLC

## BUILDING # 9

<b>YEAR BUILT</b>	1959	<b>ROOF STRUCTURE</b>	Flat
<b>STYLE</b>	Pre-Eng Mfg	<b>ROOF COVER</b>	Metal/Tin
<b>MODEL</b>	Ind or Comm	<b>FLOOR COVER 1</b>	Concr-Finished
<b>GRADE</b>	Average	<b>FLOOR COVER 2</b>	NULL
<b>STORIES</b>	1	<b>HEAT FUEL</b>	None
<b>OCCUPANCY</b>	FACTORY	<b>HEAT TYPE</b>	None
<b>EXT WALL 1</b>	Concr/Cinder	<b>AC TYPE</b>	None
<b>EXT WALL 2</b>	NULL	<b>BEDROOMS</b>	NULL
<b>INT WALLS 1</b>	Minim/Masonry	<b>FULL BATHS</b>	NULL
<b>INT WALLS 2</b>	NULL	<b>HALF BATHS</b>	NULL
		<b>TOT ROOMS</b>	NULL

