

Property Location: 540 SOMERS RD

MAP ID:66/ 33/ 0/ /

Bldg Name:

State Use:071

Vision ID: 4960

Account #5037

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 2

Print Date:12/28/2014 19:22

CURRENT OWNER		TOPO.	UTILITIES	STRT./ROAD	LOCATION	CURRENT ASSESSMENT				1006 AST LONGMEADOW, MA
BELLEROSE JOHN D BELLEROSE CYNTHIA J 540 SOMERS ROAD EAST LONGMEADOW, MA 01028 Additional Owners:		1	TYPCL			Description	Code	Appraised Value	Assessed Value	
						RESIDENTL.	101	149,600	149,600	
						RES LAND	101	108,600	108,600	
						RESIDENTL.	101	38,600	38,600	
SUPPLEMENTAL DATA						COMM LAND	712	49,000	5,614	VISION
Other ID: SP Permit Chapter Land 61A OC Dates 8/1/2011 In+Ex FY Mailed GIS ID: F_390070_2844887				Received Prior ID Owner Occ Final Area 2032 Current Ac. 15.42527 ASSOC PID#		COMM LAND	714	21,000	2,433	
						COMM LAND	716	17,400	397	
						Total		384,200	305,244	

RECORD OF OWNERSHIP				BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.	PREVIOUS ASSESSMENTS (HISTORY)								
BELLEROSE CYNTHIA J BELLEROSE JOHN D MCNEISH,WALLACE M LE MCNEISH WALLACE M,				20308/ 136	06/10/2014	U	I	1	1A	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
				18131/ 73	12/28/2009	U	I	1	A	2014	B	142,500	2013	B	135,000	2012	B	145,000
				13297/ 444	06/18/2003	U	I	1	A	2014	L	121,145	2013	L	122,945	2012	L	150,473
				04271/ 0265	05/28/1976	U	I	0		2014	O	37,300	2013	O	37,300	2012	O	37,400
				Total:		300,945	Total:	295,245	Total:	332,873								

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor				
Year	Type	Description	Amount	Code	Description	Number	Amount					Comm. Int.
Total:												

ASSESSING NEIGHBORHOOD				
NBHD/ SUB	NBHD Name	Street Index Name	Tracing	Batch
0001/A			017	MG

NOTES				
2.52 ACRES REMOVED 61A ROLL BACK TAXES PAID 96 SUB DIV #779 - FY2011 SUB DIV 1065- 7148 SF TO PARCEL 66-43-A-(PARCEL B) BK PLANS 356-102-DEED REF 18119-357 ADDITIONAL KITCHEN IS BAKING				

BUILDING PERMIT RECORD										VISIT/ CHANGE HISTORY					
Permit ID	Issue Date	Type	Description	Amount	Insp. Date	% Comp.	Date Comp.	Comments	Date	Type	IS	ID	Cd.	Purpose/Result	
217	07/25/2011	9	ALTERATION	600		0		OC 8/1/2011 SCREENED	06/08/2012			317	15	PERMIT VISIT	
261	10/29/2009	5	DEMOLITION	10,000		0		OF CHIMINEY, INCLUI	06/08/2012			317	15	PERMIT VISIT	
11	01/01/1993	MN	Manual Note	42,000		0		REPAIRFIRE	05/29/2012			317	15	PERMIT VISIT	
									02/09/2010			316	15	PERMIT VISIT	
									06/12/2004			303	3	MEAS+INSPCTD	

LAND LINE VALUATION SECTION																							
B #	Use Code	Use Description	Zone	D	Front	Depth	Units	Unit Price	I. Factor	S.A.	Acre Disc	C. Factor	ST. Idx	Adj.	Notes- Adj	Special Pricing		S Adj Fact	Adj. Unit Price	Land Value			
1	101	ONE FAM	RA				40,000	SF	2.20	1.1900	7	1.0000	1.00	MG	1.00		Spec Use	Spec Calc					
1	101	ONE FAM	RA				2.03	AC	7,000.00	1.0000	0	1.0000	1.00	MG	1.00				1.00	2.36	94,400		
1	712	VEGTBLE	RA				7.00	AC	7,000.00	1.0000	0	1.0000	1.00	MG	1.00		61A	802	1.00	7,000.00	49,000		
1	714	ORCHARD	RA				3.00	AC	7,000.00	1.0000	0	1.0000	1.00	MG	1.00		61A	811	1.00	7,000.00	21,000		
1	716	PASTURE	RA				2.48	AC	7,000.00	1.0000	0	1.0000	1.00	MG	1.00		61A		1.00	7,000.00	17,400		
Total Card Land Units:							15.43	AC	Parcel Total Land Area:							15.43	AC	Total Land Value:					196,000

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	05		CAPE	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	0		NO
Grade	C+		AVG. (+)	FBM Sqft			
Stories	1.50		1 1/2 Stories	Int vs Ext	S		
Foundation	3						
Exterior Wall 1	4		VINYL				
Exterior Wall 2							
Roof Structure	1		GABLE				
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL				
Interior Wall 2	8		PLYWD PANL				
Interior Floor 1	2		SOFTWOOD				
Interior Floor 2							
Heat Fuel	1		OIL				
Heat Type	3		FORCED H/W				
AC Type	01		NONE				
Bedrooms	2						
Full Baths	1						
Half Baths	1						
Extra Fixtures	1						
Total Rooms	7						
Bath Style	A		AVERAGE				
Kitchen Style	A		AVERAGE				
Kitchens	1						
Extra Kitchens	1						
Frame	1		WOOD				
Basement Floor	12						
Bsmt Garage							
Units	1						
WS Flues							
FBM Quality							
Fireplaces	1						

MIXED USE

Code	Description	Percentage
101	ONE FAM	100

COST/MARKET VALUATION

Adj. Base Rate:	89.54
Replace Cost	204,866
AYB	1819
EYB	1987
Dep Code	GD
Remodel Rating	
Year Remodeled	
Dep %	27
Functional Obslnc	
External Obslnc	
Cost Trend Factor	1
Condition	
% Complete	
Overall % Cond	73
Apprais Val	149,600
Dep % Ovr	0
Dep Ovr Comment	
Misc Imp Ovr	0
Misc Imp Ovr Comment	
Cost to Cure Ovr	0
Cost to Cure Ovr Comment	

		OFP 8	FFL 28	
FFL 18	2		BMT	
8	88	1010		
18	8			16
HST 18	8			
FFL		66	14	14
BMT		PAT 14		
		1212	12	
28			14	
			14	
		1010		
8	6	12		18
	OFP 6	FFL 12		
8	88			
6			26	

OB-OUTBUILDING & YARD ITEMS(L) / XF-BUILDING EXTRA FEATURES(B)												
Code	Description	Sub	Sub Descript	L/B	Units	Unit Price	Yr	Gde	Dp Rt	Cnd	%Cnd	Apr Value
03	GARAGE	OB	Outbuilding	L	384	28.18	1960	A		AV	60	6,500
02	SHED/FR			L	72	7.48	1948	A		AV	60	300
02	SHED/FR			L	20	7.48	1948	A		AV	60	100
31	BARN			L	1,560	16.10	1948	A		AV	60	15,100
31	BARN			L	396	16.10	1992	A		GD	70	4,500
02	SHED/FR			L	224	7.48	1948	A		AV	60	1,000
02	SHED/FR	OB	Outbuilding	L	100	7.48	1948	A		AV	60	400
03	GARAGE			L	484	28.18	1948	A		AV	60	8,200
02	SHED/FR			L	364	7.48	1948	A		AV	60	1,600

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	1,176		17.89	21,042
FFL	1ST FLOOR	1,668	1,668		89.54	149,352
HST	HALF STORY	364	728		44.77	32,592
OFP	OPEN PORCH	0	128		9.09	1,164
PAT	PATIO	0	168		4.26	716

Ttl. Gross Liv/Lease Area: 2,032 3,868 2,288 204,866



Property Location: 540 SOMERS RD

MAP ID:66/ 33/ 0/ /

Bldg Name:

State Use:071

Vision ID: 4960

Bldg #: 1 of 1

Sec #: 1 of 1

Card 2 of 2

Print Date:12/28/2014 19:22

CURRENT OWNER						TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT								1006 AST LONGMEADOW, MA VISION			
BELLEROSE JOHN D BELLEROSE CYNTHIA J 540 SOMERS ROAD EAST LONGMEADOW, MA 01028 Additional Owners:														Description		Code		Appraised Value		Assessed Value					
SUPPLEMENTAL DATA																									
Other ID:																									
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Total														384,200				305,244							

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															Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value	
															Total:				Total:				Total:			

EXEMPTIONS					OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor APPRAISED VALUE SUMMARY Appraised Bldg. Value (Card)149,600 Appraised XF (B) Value (Bldg)0 Appraised OB (L) Value (Bldg)38,600 Appraised Land Value (Bldg)108,600 Special Land Value87,400 Total Appraised Parcel Value384,200 Valuation Method:C Adjustment:0 Net Total Appraised Parcel Value384,200										
Year	Type	Description		Amount	Code	Description		Number	Amount											Comm. Int.
Total:																				

ASSESSING NEIGHBORHOOD												
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NOTES									

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																	Spec Use		Spec Calc					
Total Card Land Units:							0.00		AC	Parcel Total Land Area:15.43 AC							Total Land Value:							0

CONSTRUCTION DETAIL						CONSTRUCTION DETAIL (CONTINUED)																					
Element		Cd.	Ch.	Description		Element		Cd.	Ch.	Description																	
						MIXED USE																					
						Code	Description				Percentage																
						101	ONE FAM				100																
						COST/MARKET VALUATION																					
						Cost Trend Factor																					
OB-OUTBUILDING & YARD ITEMS(L) / XF-BUILDING EXTRA FEATURES(B)																											
Code	Description	Sub	Sub Descript	L/B	Units	Unit Price	Yr	Gde	Dp Rt	Cnd	%Cnd	Apr Value															
02	SHED/FR			L	138	7.48	1948	A		AV	60	600															
83	SIGN			L	20	28.75	1990	A		AV	60	300															
BUILDING SUB-AREA SUMMARY SECTION																											
Code	Description			Living Area		Gross Area		Eff. Area		Unit Cost		Undeprec. Value															
Ttl. Gross Liv/Lease Area:				0		0		0				204,866															

No Photo On Record