

Property Location: 26 SOMERSET ST
Vision ID: 1295

Account #1330

MAP ID:23/ 68/ 116/ /

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use:101

Print Date:11/25/2015 08:40

CURRENT OWNER

REEVES PAUL J

26 SOMERSET ST

EAST LONGMEADOW, MA 01028

Additional Owners:

TOPO.

UTILITIES

1 TYPCL

STRT./ROAD

LOCATION

CURRENT ASSESSMENT

Description

Code

Appraised Value

Assessed Value

RESIDENTL.

101

105,800

105,800

RES LAND

101

80,800

80,800

RESIDENTL.

101

1,500

1,500

SUPPLEMENTAL DATA

Other ID:

SP Permit

Chapter Land

OC Dates

In+Ex FY

Mailed

GIS ID: F_380208_2856395

Received

Prior ID

Owner Occ

Final Area

Current Ac.

ASSOC PID#

Total

188,100

188,100

RECORD OF OWNERSHIP

BK-VOL/PAGE

SALE DATE

q/u

v/i

SALE PRICE

V.C.

REEVES PAUL J

REEVES DONALD A HEIRS +

09676/ 0247

02741/ 0408

11/05/1996

05/03/1960

U

I

U

I

102,000

0

A

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

2015

101

105,800

2014

B

102,600

2013

B

109,800

2015

101

80,800

2014

L

83,300

2013

L

83,300

2015

101

1,500

2014

O

1,600

2013

O

1,600

Total:

188,100

Total:

187,500

Total:

194,700

EXEMPTIONS

Year

Type

Description

Amount

Code

OTHER ASSESSMENTS

Description

Number

Amount

Comm. Int.

Total:

ASSESSING NEIGHBORHOOD

NBHD/ SUB

NBHD Name

Street Index Name

Tracing

Batch

0001/A

101

MA

NOTES

This signature acknowledges a visit by a Data Collector or Assessor

APPRaised VALUE SUMMARY

Appraised Bldg. Value (Card)

Appraised XF (B) Value (Bldg)

Appraised OB (L) Value (Bldg)

Appraised Land Value (Bldg)

Special Land Value

Total Appraised Parcel Value

Valuation Method:

Adjustment:

Net Total Appraised Parcel Value

105,800

0

1,500

80,800

0

188,100

C

0

188,100

BUILDING PERMIT RECORD

Permit ID

Issue Date

Type

Description

Amount

Insp. Date

% Comp.

Date Comp.

Comments

VISIT/ CHANGE HISTORY

Date

Type

IS

ID

Cd.

Purpose/Result

03/31/2004

250

22

MAILER SENT

12/04/2003

274

2

MEASURED

04/27/1992

107

22

MAILER SENT

08/15/1991

131

2

MEASURED

05/16/1980

500

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

RB

18,000

SF

4.49

1.0000

5

1.0000

1.00

MA

1.00

Spec Use

Spec Calc

1.00

4.49

80,800

Total Card Land Units:

0.41

AC

Parcel Total Land Area:

0.41 AC

Total Land Value:

80,800

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)				
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description	
Style	19		RANCH	#Heat Sys	1			
Model	01		RESIDENTIAL	Central Vac	0		NO	
Grade	C		AVERAGE	FBM Sqft	874			
Stories	1.00		1 STORY	Int vs Ext	S		SAME	
Foundation	1		CONCRETE	MIXED USE				
Exterior Wall 1	4		VINYL	Code	Description		Percentage	
Exterior Wall 2				101	ONE FAM		100	
Roof Structure	1		GABLE	COST/MARKET VALUATION				
Roof Cover	1		ASPHALT SH					
Interior Wall 1	1		DRYWALL					
Interior Wall 2				Adj. Base Rate:				90.79
Interior Floor 1	4		CARPET	Replace Cost				173,416
Interior Floor 2				AYB				1960
Heat Fuel	2		GAS	EYB				1975
Heat Type	1		FORCED H/A	Dep Code				AV
AC Type	01		NONE	Remodel Rating				
Bedrooms	4			Year Remodeled				
Full Baths	1			Dep %				39
Half Baths	1			Functional Obslnc				
Extra Fixtures	0			External Obslnc				
Total Rooms	7			Cost Trend Factor				1
Bath Style	A		AVERAGE	Condition				
Kitchen Style	A		AVERAGE	% Complete				
Kitchens	1			Overall % Cond				61
Extra Kitchens	0			Apprais Val				105,800
Frame	1		WOOD	Dep % Ovr				0
Basement Floor	12		CONCRETE	Dep Ovr Comment				
Bsmt Garage				Misc Imp Ovr				0
Units	1			Misc Imp Ovr Comment				
WS Flues				Cost to Cure Ovr				0
FBM Quality	3			Cost to Cure Ovr Comment				
Fireplaces	0							

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
19	PATIO			L	568	5.75	1988	F		FR	50	1,500
BUILDING SUB-AREA SUMMARY SECTION												
Code	Description			Living Area		Gross Area		Eff. Area		Unit Cost		Undeprec. Value
BMT	BASEMENT			0		1,248				18.19		22,698
FFL	1ST FLOOR			1,440		1,440				90.79		130,743
GAR	GARAGE			0		520				36.32		18,885
OFP	OPEN PORCH			0		120				9.08		1,090
Ttl. Gross Liv/Lease Area:				1,440		3,328		1,910				173,416

