

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:12/01/2016 11:19

CURRENT OWNER			TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT				1006 AST LONGMEADOW, MA VISION							
REEVES PAUL J 26 SOMERSET ST EAST LONGMEADOW, MA 01028 Additional Owners:					1 TYPCL						Description		Code						Appraised Value		Assessed Value	
											RESIDENTL.		101						106,900		106,900	
											RES LAND		101						83,200		83,200	
											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 Field 7 Field 8 Field 9 Field 10 ASSOC PID#															
Total											191,600							191,600				

RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		q/u	v/i	SALE PRICE		V.C.	PREVIOUS ASSESSMENTS (HISTORY)											
REEVES PAUL J REEVES DONALD A HEIRS +				09676/ 0247 02741/ 0408		11/05/1996 05/03/1960		U	I	102,000 0		A	Yr.	Code	Assessed Value		Yr.	Code	Assessed Value		Yr.	Code	Assessed Value	
													2016	101	105,800		2015	101	105,800		2014	B	102,600	
													2016	101	80,800		2015	101	80,800		2014	L	83,300	
													2016	101	1,500		2015	101	1,500		2014	O	1,600	
													Total:		188,100		Total:		188,100		Total:		187,500	

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				Appraised Bldg. Value (Card) 106,900 Appraised XF (B) Value (Bldg) 0 Appraised OB (L) Value (Bldg) 1,500 Appraised Land Value (Bldg) 83,200 Special Land Value 0 Total Appraised Parcel Value 191,600 Valuation Method: C Adjustment: 0 Net Total Appraised Parcel Value 191,600																	
NBHD/ SUB		NBHD Name														Street Index Name		Tracing		Batch	
0001/A																		101		MA	

NOTES																							

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	
																		03/31/2004 12/04/2003 04/27/1992 08/15/1991 05/16/1980						250 274 107 131 500		22 2 22 2 3		MAILER SENT MEASURED MAILER SENT MEASURED 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	1.0300	5	1.0000	1.00	MA	1.00						1.00	4.62	83,200									
Total Card Land Units:										0.41	AC	Parcel Total Land Area:										0.41 AC	Total Land Value:										83,200

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							
Interior Floor 1	4		CARPET	Adj. Base Rate:		91.76	
Interior Floor 2							
Heat Fuel	2		GAS	Replace Cost		175,269	
Heat Type	1		FORCED H/A	AYB		1960	
AC Type	01		NONE	EYB		1975	
Bedrooms	4			Dep Code		AV	
Full Baths	1			Remodel Rating			
Half Baths	1			Year Remodeled			
Extra Fixtures	0			Dep %		39	
Total Rooms	7			Functional Obslnc			
Bath Style	A		AVERAGE	External Obslnc			
Kitchen Style	A		AVERAGE	Cost Trend Factor		1	
Kitchens	1			Condition			
Extra Kitchens	0			% Complete			
Frame	1		WOOD	Overall % Cond		61	
Basement Floor	12		CONCRETE	Apprais Val		106,900	
Bsmt Garage				Dep % Ovr		0	
Units	1			Dep Ovr Comment			
WS Flues				Misc Imp Ovr		0	
FBM Quality	3			Misc Imp Ovr Comment			
Fireplaces	0			Cost to Cure Ovr		0	
				Cost to Cure Ovr Comment			

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		18.38	22,941	
FFL	1ST FLOOR	1,440	1,440		91.76	132,140	
GAR	GARAGE	0	520		36.71	19,087	
OPF	OPEN PORCH	0	120		9.18	1,101	
Ttl. Gross Liv/Lease Area:		1,440	3,328	1,910		175,269	

