

Property Location: 91 SOMERS RD
Vision ID: 2098

Account #2135

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 101
Print Date: 12/15/2017 10:54

CURRENT OWNER

FLORENCE DAVID E
FLORENCE CATHERINE
91 SOMERS RD

EAST LONGMEADOW, MA 01028
Additional Owners:

TOPO.

UTILITIES

1 TYPCL

STRT./ROAD

LOCATION

SUPPLEMENTAL DATA

Other ID:
SP Permit
Chapter Land
OC Dates
In+Ex FY
Mailed
GIS ID: F_382482_2848861

Received
Field 7
Field 8
Field 9
Field 10

ASSOC PID#

CURRENT ASSESSMENT

Description

RESIDENTL.
RES LAND
RESIDENTL.

Code
101
101
101

Appraised Value
114,300
77,800
13,500

Assessed Value
114,300
77,800
13,500

Total

205,600

205,600

1006
4ST LONGMEADOW, MA

VISION

RECORD OF OWNERSHIP

FLORENCE DAVID E
FLORENCE DAVID E +
DELANO

BK-VOL/PAGE
08286/ 0166
06227/ 0527
05761/ 0505

SALE DATE
12/22/1992
09/17/1986
02/15/1985

q/u
U
U
U

v/i
1
1
1

SALE PRICE
1
1
51,000

V.C.
A
A

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

2017

101

112,400

2016

101

123,000

2015

101

123,000

2017

101

76,000

2016

101

73,800

2015

101

73,800

2017

101

13,500

2016

101

13,500

2015

101

13,500

Total:

201,900

Total:

210,300

Total:

210,300

EXEMPTIONS

Year

Type

Description

Amount

Code

OTHER ASSESSMENTS

Description

Number

Amount

Comm. Int.

Total:

ASSESSING NEIGHBORHOOD

NBHD/ SUB
0001/A

NBHD Name

Street Index Name

Tracing
101

Batch
MA

NOTES

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

114,300

0

13,500

77,800

0

205,600

C

0

205,600

This signature acknowledges a visit by a Data Collector or Assessor

BUILDING PERMIT RECORD

Permit ID
201500754
5
206

Issue Date
04/09/2015
01/01/1993
06/01/1988

Type
62
MN
MN

Description
SOLAR
Manual Note
Manual Note

Amount
12,240
16,000
8,000

Insp. Date
05/06/2016

% Comp.
100
0
0

Date Comp.
05/06/2016

Comments
ADDITION
STORAGE

VISIT/CHANGE HISTORY

Date
05/06/2016
10/16/2015
09/26/2003
02/03/1994
02/13/1992

Type

IS

ID
317
317
274
105
105

Cd.
15
2
3
15
3

Purpose/Result
PERMIT VISIT
MEASURED
MEAS+INSPCTD
PERMIT VISIT
MEAS+INSPCTD

LAND LINE VALUATION SECTION

B #
1

Use Code
101

Use Description
ONE FAM

Zone
RA

D

Front

Depth

Units
21,780 SF

Unit Price
3.97

I. Factor
1.0000

S.A.
5

Acre Disc
1.0000

C. Factor
1.00

ST. Idx
MA

Adj.
1.00

Notes- Adj

Special Pricing
Spec Use
TRF2

Spec Calc
190

S Adj Fact
.90

Adj. Unit Price
3.57

Land Value
77,800

Total Card Land Units: 0.50 AC

Parcel Total Land Area: 0.5 AC

Total Land Value: 77,800

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		AVERAGE	FBM Sqft				
Stories	1.75		1 3/4 STORIES	Int vs Ext	S		SAME	
Foundation	2		CONC BLOCK	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	2		PLASTER					
Interior Wall 2				Adj. Base Rate:				96.95
Interior Floor 1	3		HARDWOOD	Replace Cost				181,397
Interior Floor 2	4		CARPET	AYB				1949
Heat Fuel	2		GAS	EYB				1980
Heat Type	1		FORCED H/A	Dep Code				AG
AC Type	01		NONE	Remodel Rating				
Bedrooms	3			Year Remodeled				
Full Baths	2			Dep %				37
Half Baths	0			Functional Obslnc				
Extra Fixtures	1			External Obslnc				
Total Rooms	7			Cost Trend Factor				1
Bath Style	G		GOOD	Condition				
Kitchen Style	A		AVERAGE	% Complete				
Kitchens	1			Overall % Cond				63
Extra Kitchens	0			Apprais Val				114,300
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				Cost to Cure Ovr Comment				
Fireplaces	1							

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	624	28.18	1993	A		GD	70	12,300
07	POOL A-C	OB	Outbuilding	L	24	69.00	2002	A		GD	70	1,200
SOL	Solar Panels	EX	Extra Feature	B	1	0.00	1980		1		100	0

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	912		19.35	17,645	
EFP	ENCL PORCH	0	104		28.90	3,006	
FFL	1ST FLOOR	912	912		96.95	88,420	
PAT	PATIO	0	380		4.85	1,842	
TQS	3/4 STORY	684	912		72.71	66,315	
WDK	WOOD DECK	0	308		13.54	4,169	
Ttl. Gross Liv/Lease Area:		1,596	3,528	1,871		181,397	

