

Property Location: 307 SOMERS RD
Vision ID: 4204

Account #4273

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 101
Print Date: 12/15/2017 20:38

CURRENT OWNER

MONTESSI DOMINIC R
MONTESSI CELESTE A
307 SOMERS RD

EAST LONGMEADOW, MA 01028
Additional Owners:

TOPO.

UTILITIES

1 TYPCL

STRT./ROAD

LOCATION

CURRENT ASSESSMENT

Description

RESIDENTL.
RES LAND

Code

101
101

Appraised Value

97,100
79,900

Assessed Value

97,100
79,900

1006
4ST LONGMEADOW, MA

VISION

Total

177,000

177,000

SUPPLEMENTAL DATA

Other ID:
SP Permit
Chapter Land
OC Dates
In+Ex FY
Mailed
GIS ID: F_385945_2846194

Received
Field 7
Field 8
Field 9
Field 10

ASSOC PID#

RECORD OF OWNERSHIP

MONTESSI DOMINIC R
LAFLAMME,DEBRA A
BRENNAN,JAMES W

BK-VOL/PAGE
16360/ 205
14605/ 285
03129/ 0326

SALE DATE
11/30/2006
11/03/2004
07/30/1965

q/u
U
U
U

v/i
1
1
1

SALE PRICE
179,000
1
0

V.C.
A

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

2017

101

97,400

2016

101

96,300

2015

101

96,300

2017

101

78,000

2016

101

75,700

2015

101

75,700

Total:

175,400

Total:

172,000

Total:

172,000

EXEMPTIONS

Year

Type

Description

Amount

Code

Description

Number

Amount

Comm. Int.

Total:

OTHER ASSESSMENTS

This signature acknowledges a visit by a Data Collector or Assessor

APPRAISED VALUE SUMMARY

Appraised Bldg. Value (Card)

97,100

Appraised XF (B) Value (Bldg)

0

Appraised OB (L) Value (Bldg)

0

Appraised Land Value (Bldg)

79,900

Special Land Value

0

Total Appraised Parcel Value

177,000

Valuation Method:

C

Adjustment:

0

Net Total Appraised Parcel Value

177,000

ASSESSING NEIGHBORHOOD

NBHD/ SUB

NBHD Name

Street Index Name

Tracing

Batch

0001/A

101

MA

NOTES

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

07/10/2009

375

2

MEASURED

05/02/2002

250

22

MAILER SENT

04/25/2002

274

2

MEASURED

01/06/1981

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

RA

28,250 SF

3.14

1.0000

5

1.0000

1.00

MA

1.00

Spec Use

Spec Calc

TRF2

190

.90

2.83

79,900

Total Card Land Units:

0.65 AC

Parcel Total Land Area:

0.65 AC

Total Land Value:

79,900

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	06		COLONIAL	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	0		NO
Grade	C		AVERAGE	FBM Sqft	351		
Stories	2.32			Int vs Ext	S		
Foundation	2		CONC BLOCK	MIXED USE			
Exterior Wall 1	3		ALUMINUM	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							
Interior Floor 1	3		HARDWOOD				
Interior Floor 2				Adj. Base Rate:		95.74	
Heat Fuel	1		OIL	Replace Cost		170,416	
Heat Type	5		STEAM	AYB		1928	
AC Type	01		NONE	EYB		1974	
Bedrooms	3			Dep Code		AV	
Full Baths	1			Remodel Rating			
Half Baths	0			Year Remodeled			
Extra Fixtures	0			Dep %		43	
Total Rooms	6			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		57	
Basement Floor				Apprais Val		97,100	
Bsmt Garage				Dep % Ovr		0	
Units	1			Dep Ovr Comment			
WS Flues				Misc Imp Ovr		0	
FBM Quality	1			Misc Imp Ovr Comment			
Fireplaces	1			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

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	702		19.09	13,404
EFP	ENCL PORCH	0	56		29.06	1,628
FFL	1ST FLOOR	758	758		95.74	72,570
OFP	OPEN PORCH	0	24		7.98	191
OSP	SCRN PORCH	0	140		14.36	2,011
SFL	2ND FLOOR	702	702		95.74	67,209
UAT	UNFIN ATTC	0	702		19.09	13,404

Ttl. Gross Liv/Lease Area:		1,460	3,084	1,780		170,416
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