

Property Location: 351 SOMERS RD
Vision ID: 4240

Account #4309

MAP ID: 53/ 48/ 1/ /

Bldg Name:

Bldg #: 1 of 1

Sec #: 1 of 1

Card 1 of 1

State Use: 101

Print Date: 12/07/2018 14:49

CURRENT OWNER

FLORENCE DAVID E
FLORENCE DAVID E JR
351 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_386715_2845802

Received
Field 7
Field 8
Field 9
Field 10
ASSOC PID#

CURRENT ASSESSMENT

Description

RESIDENTL.
RES LAND

Code

101
101

Appraised Value

82,400
91,300

Assessed Value

82,400
91,300

Total

173,700

173,700

1006
EAST LONGMEADOW, MA

VISION

RECORD OF OWNERSHIP

BK-VOL/PAGE

21860/ 205
14376/ 498
12398/ 510
11540/ 386
11540/ 385
10647/ 167

SALE DATE

09/15/2017
07/29/2004
06/21/2002
03/14/2001
03/14/2001
02/12/1999

q/u

Q
U
U
U
U
U

v/i

1
1
1
1
1
1

SALE PRICE

175,000
150,000
105,000
90,000
65,000
1

V.C.

00
G
E
E

PREVIOUS ASSESSMENTS (HISTORY)

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

Yr.

Code

Assessed Value

2018

101

68,700

2017

101

68,900

2016

101

72,300

2018

101

88,700

2017

101

87,100

2016

101

84,200

Total:

157,400

Total:

156,000

Total:

156,500

EXEMPTIONS

Year

Type

Description

Amount

Code

Description

Number

Amount

Comm. Int.

Total:

OTHER ASSESSMENTS

NBHD/ SUB

NBHD Name

Street Index Name

Tracing

Batch

0001/A

101

MG

NOTES

5/2017 FOR FY19 COMBINED
WITH 53-48A-0. ALL IDENTIFIED AS
53-48-1.

ASSESSING NEIGHBORHOOD

Appraised Bldg. Value (Card)

82,400

Appraised XF (B) Value (Bldg)

0

Appraised OB (L) Value (Bldg)

0

Appraised Land Value (Bldg)

91,300

Special Land Value

0

Total Appraised Parcel Value

173,700

Valuation Method:

C

Adjustment:

0

Net Total Appraised Parcel Value

173,700

BUILDING PERMIT RECORD

Permit ID

Issue Date

Type

Description

Amount

Insp. Date

% Comp.

Date Comp.

Comments

201800313
224

01/30/2018
07/16/2010

91
54

INSULATION
FENCE

2,150
2,000

04/19/2018

100
0

NVC

VISIT/CHANGE HISTORY

Date

Type

IS

ID

Cd.

Purpose/Result

04/09/2018
12/23/2010
07/17/2009
05/02/2002
04/25/2002

333
311
317
250
274

2
15
2
22
2

MEASURED
PERMIT VISIT
MEASURED
MAILER SENT
MEASURED

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

Spec Use

Spec Calc

S Adj Fact

Adj. Unit Price

Land Value

1

101

ONE FAM

RA

18,042 SF

4.72

1.1900

7

1.0000

1.00

MG

1.00

TRF2 190

.90

5.06

91,300

Total Card Land Units:

0.41

AC

Parcel Total Land Area:

0.41

AC

Total Land Value:

91,300

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			
Stories	1.00		1 STORY	Int vs Ext	S		SAME
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	4		CARPET	Adj. Base Rate:		126.07	
Heat Fuel	1		OIL	Replace Cost		130,731	
Heat Type	3		FORCED H/W	AYB		1945	
AC Type	01		NONE	EYB		1981	
Bedrooms	2			Dep Code		AG	
Full Baths	1			Remodel Rating			
Half Baths				Year Remodeled			
Extra Fixtures	0			Dep %		37	
Total Rooms	5			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		63	
Basement Floor	12		CONCRETE	Apprais Val		82,400	
Bsmt Garage				Dep % Ovr		0	
Units	1			Dep Ovr Comment			
WS Flues				Misc Imp Ovr		0	
FBM Quality				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

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	768		25.28	19,414	
FFL	1ST FLOOR	784	784		126.07	98,836	
GAR	GARAGE	0	240		50.43	12,102	
OPF	OPEN PORCH	0	32		11.82	378	
Ttl. Gross Liv/Lease Area:		784	1,824	1,037		130,731	

