

Property Location

19 SOMERSET ST

Map ID

23/ 60/ 71/ /

Bldg Name

State Use

101

Vision ID

1287

Account #

1322

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

12/18/2019 11:58:50

CURRENT OWNER		TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT				1006 EAST LONGMEADOW																									
FENN MARY T 19 SOMERSET ST EAST LONGMEADOW MA 01028 GIS ID F_380120_2856182		TOPO WET		EASEMENT		TRAFFIC		CORNER		Description		Code				Appraised		Assessed																					
										RESIDNTL.		101				115500		115,500																					
		DRAINAGE				VIEW		COMMUNITY		RES LAND		101				87100		87,100																					
										RESIDNTL.		101				1900		1,900																					
SUPPLEMENTAL DATA										Total		204,500		204,500																									
Alt Prcl ID		SP Permit		Chapter Land		OC Dates		In+Ex FY		Received																													
Mailed										NIA																													
										Field 8																													
										Field 9																													
										Field 10																													
										Assoc Pid#																													
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)																									
FENN MARY T FENN CLARK A SNOW		07620		0251		01-08-1991		U		I		1		1		Year		Code		Assessed		Year		Code		Assessed													
		06461		0499		04-24-1987		U		I		119,500				2019		101		112,400		2018		101		104,300													
		05319		0004		10-04-1982		U		I		0						101		84,500		2017		101		82,600													
																		101		1,900				101		1,900													
Total														Total		198800		Total		190700		Total		189600															
EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor																															
Year		Code		Description		Amount		Code		Description		YEAR		Amount		Comm Int																							
Total				1,500.00																																			
ASSESSING NEIGHBORHOOD																		APPROAISED VALUE SUMMARY																					
Nbhd		Nbhd Name		B		Tracing		Batch						Appraised BLDG. Value (Card)				115,500																					
0001						101		MA						Appraised Xf (B) Value (Bldg)				0																					
												Appraised Ob (B) Value (Bldg)				1,900																							
												Appraised Land Value (Bldg)				87,100																							
												Special Land Value				0																							
												Total Appraised Parcel Value				204,500																							
												Valuation Method				C																							
												Adjustment																											
												Net Total Appraised Parcel Value				204,500																							
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											
																		09-26-2014						317		3		MEAS+INSPCTD											
																		12-04-2003						274		3		MEAS+INSPCTD											
																		08-04-1980						500		3		MEAS+INSPCTD											
LAND LINE VALUATION SECTION																																							
B		Use Co		Description		Zone		D		Fronta		Depth		Land Units		Unit Price		I. Fact		S.A.		Ac Di		C. Fact		St. Idx		Adj		Notes		Special Pricing		Size A		Adj Unit Pric		Land Value	
1		101		ONE FAM		RB								16,350 SF		5.33		1.000		5		LAND		1.00		MA		1.00				0		1.000		5.33		87,100	
Total Card Land Units																		0.375		AC		Parcel Total Land Area:		0.3753		Total Land Value										87,100			

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	19	RANCH	Basement Floor	4	CARPET
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.00	1 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	
Roof Structure	1	GABLE	Percentage		100
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	1	DRYWALL			0
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	4	CARPET	Adj Base Rate	90.33	
Interior Floor 2			RCN	202,553	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1960	
AC Type	01	NONE	Effective Year Built	1975	
Bedrooms	2		Depreciation Code	AV	
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	1		Depreciation %	43	
Total Rooms	5		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition	57	
Extra Kitchen St			RCNLD	115,500	
FBM Sqft	838		Dep % Ovr		
FBM Quality	1		Dep Ovr Comment		
Fireplaces	1		Misc Imp Ovr		
WS Flues			Misc Imp Ovr Comment		
Central Vac	0	NO	Cost to Cure Ovr		
Frame	1	WOOD	Cost to Cure Ovr Comment		

OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)													
Code	Description	Su	Sub Type	Lan	Units	Unit Price	Yr Blt	%	Dep.	Cond	Gra	Qual	Apprais Va
02	SHED/FR	OB	Outbuildi	L	88	7.48	1975	60	0.00	AV	A	1.00	400
07	POOLA-C			L	21	69.00	2000	60	0.00	AV	A	1.00	900
22	WOOD DK			L	90	9.20	1976	30	0.00	PR	A	1.00	200
02	SHED/FR			L	96	7.48	1985	60	0.00	AV	A	1.00	400

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,048		21.95	23,005	
EPF	ENCL PORCH	0	264		32.78	8,654	
FFL	1ST FLOOR	1,336	1,336		109.55	146,355	
GAR	GARAGE	0	432		43.87	18,952	
OPF	OPEN PORCH	0	112		10.76	1,205	
WDK	WOOD DECK	0	288		15.21	4,382	
Ttl Gross Liv / Lease Area		1,336	3,480	1,849		202,553	

