

Property Location 194 SOMERS RD		Map ID 40/ 13/ 32/ /		Bldg Name		State Use 101	
Vision ID 3471		Account # 3526		Bldg # 1		Print Date 12/19/2019 10:31:30	
				Sec # 1 of 1		Card # 1 of 1	

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW	
HERRICK CHAD P 194 SOMERS RD EAST LONGMEADOW MA 01028 GIS ID F_384292_2847773		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed		
						RESIDNTL.	101	120700	120,700		
						RES LAND	101	88400	88,400		
						RESIDNTL.	101	900	900		
		DRAINAGE		VIEW	COMMUNITY						
		SUPPLEMENTAL DATA									
		Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#					
						Total				210,000	210,000

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
HERRICK CHAD P WEGMAN GEORGE W		21617	0520	03-28-2017	U	I	145,000	1T	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
		02169	0279	04-15-1952	U	I	0		2019	101	117,400	2018	101	108,700	2017	101	107,100
									101	86,000		101	96,900		101	94,900	
									101	900		101	900		101	900	
		Total						Total		204300	Total		206500	Total		202900	

EXEMPTIONS				OTHER ASSESSMENTS				This signature acknowledges a visit by a Data Collector or Assessor										
Year	Code	Description	Amount	Code	Description	YEAR	Amount											Comm Int
									APPRAISED VALUE SUMMARY Appraised BLDG. Value (Card) 120,700 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 900 Appraised Land Value (Bldg) 88,400 Special Land Value 0 Total Appraised Parcel Value 210,000 Valuation Method C Adjustment Net Total Appraised Parcel Value 210,000									
Total		3,500.00																

ASSESSING NEIGHBORHOOD									
Nbhd		Nbhd Name		B		Tracing		Batch	
0001						101		MA	

NOTES									
12/2017 PL 381/103 REDUCES AC TO 1.380 SEE PS #1156									

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					
201303135 40	12-13-2013 03-19-2001	25 12	WINDOWS REROOF	5,000 3,500	05-02-2014	100	05-02-2014	NVC	05-02-2014 01-06-2012 11-07-2002 10-31-2002 10-29-2002 02-21-2002 09-10-1980			317 317 274 250 274 274 500	15 3 14 22 2 15 3	PERMIT VISIT MEAS+INSPCTD INSPECTED MAILER SENT MEASURED PERMIT VISIT 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	RA				40,000 SF	2.39	1.000	5	LAND	1.00	MA	1.00	WWDA		0	TRF2	0.9	1.000	2.15	86,000
1	101	ONE FAM	RA				0.460 AC	7,000.00	1.000	0		0.75	MA	1.00			0			1.000	5,250.00	2,400
Total Card Land Units							1.378 AC	Parcel Total Land Area: 1.3783							Total Land Value							88,400

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C	AVERAGE	#Heat Sys	1.00	
Stories	1.75	1 3/4 STORIES	Units	1	
Foundation	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			101	ONE FAM	Percentage
Roof Structure	1	GABLE			100
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER			0
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate		96.12
Interior Floor 2	4	CARPET	RCN		191,595
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built		1952
AC Type	03	FULL	Effective Year Built		1981
Bedrooms	4		Depreciation Code		AG
Full Baths	2		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	1		Depreciation %		37
Total Rooms	6		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style			Cost Trend Factor		1
Kitchens	1		Condition		
Kitchen Style	A	AVERAGE	% Complete		
Extra Kitchens	0		Overall % Condition		63
Extra Kitchen St			RCNLD		120,700
FBM Sqft			Dep % Ovr		
FBM Quality			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			L	128	7.48	1975	60	0.00	AV	A	1.00	600
19	PATIO			L	196	5.75	1970	30	0.00	PR	A	1.00	300

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	816		22.63	18,468	
FFL	1ST FLOOR	916	916		113.30	103,785	
TQS	3/4 STORY	612	816		84.98	69,341	
Ttl Gross Liv / Lease Area		1,528	2,548	1,691		191,595	

