Property Location 79-81 SOMERS RD | Map ID 28/ 28/ 0/ / | Bldg Name | State Use 104
Vision ID 2100 | Account # 2137 | Bldg # 1 | Sec # 1 of 1 | Card # 1 of 1 | Print Date 11-03-2020 1:45:49 P

| CURRENT OWNER | TOPO TYPE | UTILITY | STREET | LOCATION |
|---|---|---|---|---|
| FITZPATRICK MARK | | | | |
| FITZPATRICK MARGARET A | **TOPO WET** | **EASEMENT** | **TRAFFIC** | **CORNER** |
| 99 MAPLE ST | | | | |
| | **DRAINAGE** | | **VIEW** | **COMMUNITY** |
| EAST LONGMEADOW MA 01028 | | | | |

**SUPPLEMENTAL DATA**

| | |
|---|---|
| Alt Prcl ID | Received |
| SP Permit | NIA |
| Chapter Land | Field 8 |
| OC Dates | Field 9 |
| In+Ex FY | Field 10 |
| Mailed | Assoc Pid# |

GIS ID F_382345_2848988

**CURRENT ASSESSMENT**

| Description | Code | Appraised | Assessed |
|---|---|---|---|
| RESIDNTL. | 104 | 202200 | 202,200 |
| RES LAND | 104 | 77400 | 77,400 |
| | Total | 279,600 | 279,600 |

1006
EAST LONGMEADOW

**RECORD OF OWNERSHIP**

| RECORD OF OWNERSHIP | BK-VOL/PAGE | | SALE DATE | Q/U | V/I | SALE PRICE | VC |
|---|---|---|---|---|---|---|---|
| FITZPATRICK MARK | 17461 | 0061 | 09-02-2008 | U | I | 125,000 | 1F |
| FITZPATRICK,MARK | 17438 | 0370 | 08-18-2008 | U | I | 125,000 | 1 |
| GOLDSTEIN MARIE L, | 11432 | 0179 | 12-04-2000 | U | I | 1 | 1A |
| GOLDSTEIN MARIE L LIFE EST +, | 09643 | 0064 | 10-03-1996 | U | I | 1 | 1A |
| GOLDSTEIN MARIE L | 02520 | 0310 | 01-10-1957 | U | I | 0 | |

**PREVIOUS ASSESSMENTS (HISTORY)**

| Year | Code | Assessed | Year | Code | Assessed | Year | Code | Assessed |
|---|---|---|---|---|---|---|---|---|
| 2020 | 104 | 192,900 | 2019 | 104 | 187,300 | 2018 | 104 | 168,700 |
| | 104 | 77,400 | | 104 | 75,100 | | 104 | 75,100 |
| | | | | | | | 104 | 300 |
| | Total | 270300 | | Total | 262400 | | Total | 244100 |

**EXEMPTIONS**

| Year | Code | Description | Amount |
|---|---|---|---|
| | | Total | 0.00 |

**OTHER ASSESSMENTS**

| Code | Description | YEAR | Amount | Comm Int |
|---|---|---|---|---|
| | | | | |

This signature acknowledges a visit by a Data Collector or Assessor

**ASSESSING NEIGHBORHOOD**

| Nbhd | Nbhd Name | B | Tracing | Batch |
|---|---|---|---|---|
| 0001 | | | 104 | MA |

**NOTES**

COND = 2009 TOTAL RENO

**APPRAISED VALUE SUMMARY**

| | |
|---|---|
| Appraised BLDG. Value (Card) | 202,200 |
| Appraised Xf (B) Value (Bldg) | 0 |
| Appraised Ob (B) Value (Bldg) | 0 |
| Appraised Land Value (Bldg) | 77,400 |
| Special Land Value | 0 |
| Total Appraised Parcel Value | 279,600 |
| Valuation Method | C |
| Adjustment | |
| Net Total Appraised Parcel Value | 279,600 |

**BUILDING PERMIT RECORD**

| Permit Id | Issue Date | Type | Description | Amount | Insp Date | % Comp | Date Comp | Comments |
|---|---|---|---|---|---|---|---|---|
| 311 | 10-07-2008 | 8 | RENOVATION | 110,000 | | | | OC 4/24/2009 REN |

**VISIT / CHANGE HISTORY**

| Date | Type | Is | Id | Cd | Purpose/Result |
|---|---|---|---|---|---|
| 04-09-2018 | | | 333 | 2 | MEASURED |
| 05-01-2009 | | | 317 | 3 | MEAS+INSPCTD |
| 01-09-2009 | | | 317 | 15 | PERMIT VISIT |
| 10-16-2001 | | | 247 | 3 | MEAS+INSPCTD |
| 07-24-1992 | | | 131 | 13 | MISSED APPT |
| 07-20-1992 | | | 131 | 14 | INSPECTED |
| 05-26-1991 | | | 131 | 1 | LEFT NOTICE |

**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 | 104 | TWO FAM | RC | | | | 13,076 | SF | 6.58 | 1.000 | 5 | LAND | 1.00 | MA | 1.00 | | | 0 | TRF2 | 0.9 | 1.000 | 5.92 | 77,400 |
| | | | | | | Total Card Land Units | 0.300 | AC | Parcel Total Land Area: | 0.3002 | | | | | | | | | | | | Total Land Value | 77,400 |

| | | | | | | | |
|---|---|---|---|---|---|---|---|
| Property Location | 79-81 SOMERS RD | Map ID | 28/ 28/ 0/ / | Bldg Name | | State Use | 104 |
| Vision ID | 2100 | Account # | 2137 | Bldg # | 1 | Sec # 1 of 1 | Card # 1 of 1 | Print Date | 11-03-2020 1:45:50 P |

## CONSTRUCTION DETAIL

| Element | Cd | Description |
|---|---|---|
| Style | 12 | MULTI-CONV |
| Model | 03 | MULTI-FAMILY |
| Grade | C | AVERAGE |
| Stories | 2.00 | 2 STORY |
| Foundation | 2 | CONC BLOCK |
| Exterior Wall 1 | 4 | VINYL |
| Exterior Wall 2 | | |
| Roof Structure | 1 | GABLE |
| Roof Cover | 1 | ASPHALT SH |
| Interior Wall 1 | 2 | PLASTER |
| Interior Wall 2 | 8 | PLYWD PANL |
| Interior Floor 1 | 2 | SOFTWOOD |
| Interior Floor 2 | | |
| Heat Fuel | 2 | GAS |
| Heat Type | 5 | STEAM |
| AC Type | 03 | FULL |
| Bedrooms | 4 | |
| Full Baths | 2 | |
| Half Baths | 0 | |
| Extra Fixtures | 0 | |
| Total Rooms | 12 | |
| Bath Style | A | AVERAGE |
| Half Bath Style | | |
| Kitchens | 2 | |
| Kitchen Style | A | AVERAGE |
| Extra Kitchens | 0 | |
| Extra Kitchen St | | |
| FBM Sqft | | |
| FBM Quality | | |
| Fireplaces | 0 | |
| WS Flues | | |
| Central Vac | 0 | NO |
| Frame | 1 | WOOD |

## CONSTRUCTION DETAIL (CONTINUED)

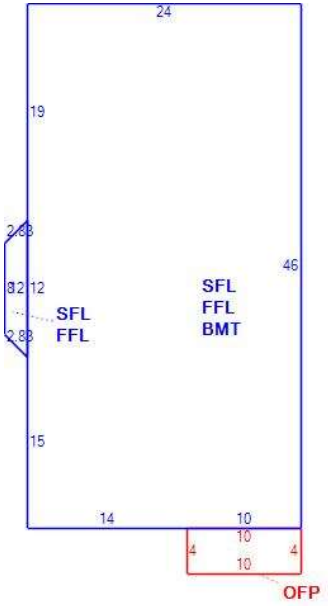
| Element | Cd | Description |
|---|---|---|
| Basement Floor | 12 | CONCRETE |
| Bsmt Garage | | |
| #Heat Sys | 2.00 | |
| Units | 3 | |

## MIXED USE

| Code | Description | Percentage |
|---|---|---|
| 104 | TWO FAM | 100 |
| | | 0 |
| | | 0 |

## COST / MARKET VALUATION

| | |
|---|---|
| Adj Base Rate | 84.14 |
| RCN | 243,574 |
| Net Other Adj | |
| Year Built | 1930 |
| Effective Year Built | 2001 |
| Depreciation Code | VG |
| Remodel Rating | 04 |
| Year Remodeled | 2008 |
| Depreciation % | 17 |
| Functional Obsol | |
| External Obsol | |
| Cost Trend Factor | 1 |
| Condition | |
| % Complete | |
| Overall % Condition | 83 |
| RCNLD | 202,200 |
| Dep % Ovr | |
| Dep Ovr Comment | |
| Misc Imp Ovr | |
| Misc Imp Ovr Comment | |
| Cost to Cure Ovr | |
| 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|

## BUILDING SUB-AREA SUMMARY SECTION

| Subarea | Description | Living | Gross | Eff Area | Unit Cost | Undeprec Value |
|---|---|---|---|---|---|---|
| BMT | BASEMENT | 0 | 1,104 | | 19.72 | 21,767 |
| FFL | 1ST FLOOR | 1,124 | 1,124 | | 98.49 | 110,706 |
| OFP | OPEN PORCH | 0 | 40 | | 9.85 | 394 |
| SFL | 2ND FLOOR | 1,124 | 1,124 | | 98.49 | 110,706 |
| | Ttl Gross Liv / Lease Area | 2,248 | 3,392 | 2,473 | | 243,574 |