

Property Location 490 SOMERS RD		Map ID 66/ 29/ 3/ 1		Bldg Name		State Use 101	
Vision ID 4955		Account # 5032		Bldg # 1		Print Date 11-04-2020 8:06:13 A	
				Sec # 1 of 1		Card # 1 of 1	

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW	
MENARD DAVID P MENARD MARGARET R 490 SOMERS RD EAST LONGMEADOW MA 01028		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed		
						RESIDNTL.	101	184900	184,900		
						RES LAND	101	98600	98,600		
						RESIDNTL.	101	1000	1,000		
		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#					
GIS ID F_389253_2844916						Total				284,500	284,500

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
MENARD DAVID P DAVIS CHRISTOPHER W TR DAVIS KEITH E SR		22220	0572	06-15-2018	Q	I	305,500	00	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
		21820	0349	08-18-2017	U	I	100	1A	2020	101	175,400	2019	101	156,000	2018	101	135,200
		03186	0126	05-18-1966	U	I	0			101	98,600		101	95,800		101	95,800
										101	1,000		101	1,000		101	2,300
		Total						275000		Total		252800		Total		233300	

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			0.00																	

ASSESSING NEIGHBORHOOD					APPRAISED VALUE SUMMARY									
Nbhd	Nbhd Name	B	Tracing	Batch										
0001			101	MG										

NOTES														

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					
170	01-01-1985	MN	Manual Note					DECK	06-18-2019			400	15	PERMIT VISIT					
									06-10-2019			334	2	MEASURED					
									04-09-2018			333	2	MEASURED					
									03-22-2007			311	3	MEAS+INSPCTD					
									05-02-2000			247	3	MEAS+INSPCTD					
									03-23-1992			170	3	MEAS+INSPCTD					
									01-27-1981			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	RA				30,720 SF	3	1.190	7	LAND	1.00	MG	1.00			0	TRF2	0.9	1.000	3.21	98,600	
Total Card Land Units							0.705	AC	Parcel Total Land Area: 0.7052							Total Land Value							98,600

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C+	AVG. (+)	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
Foundation	1	CONCRETE	MIXED USE		
Exterior Wall 1	1	WOOD SHING	Code	Description	Percentage
Exterior Wall 2	8	BRICK VENR	101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER	COST / MARKET VALUATION		
Interior Wall 2	4	SOLID WOOD	Adj Base Rate		93.52
Interior Floor 1	3	HARDWOOD	RCN		264,091
Interior Floor 2	4	CARPET	Net Other Adj		
Heat Fuel	2	GAS	Year Built		1962
Heat Type	3	FORCED H/W	Effective Year Built		1988
AC Type	01	NONE	Depreciation Code		GD
Bedrooms	4		Remodel Rating		
Full Baths	1		Year Remodeled		
Half Baths	1		Depreciation %		30
Extra Fixtures	0		Functional Obsol		
Total Rooms	8		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style	G	GOOD	Condition		
Kitchens	1		% Complete		
Kitchen Style	G	GOOD	Overall % Condition		70
Extra Kitchens	0		RCNLD		184,900
Extra Kitchen St			Dep % Ovr		
FBM Sqft	450		Dep Ovr Comment		
FBM Quality	3		Misc Imp Ovr		
Fireplaces	2		Misc Imp Ovr Comment		
WS Flues	1		Cost to Cure Ovr		
Central Vac	0	NO	Cost to Cure Ovr Comment		
Frame	1	WOOD			

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	160	7.48	2004	70	0.00	GD	G	1.25	1,000

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	720		23.94	17,239	
CFL	CATHEDRAL CE	288	288		123.46	35,555	
FFL	1ST FLOOR	720	720		119.71	86,195	
GAR	GARAGE	0	596		47.81	28,492	
OPF	OPEN PORCH	0	56		12.83	718	
PAT	PATIO	0	192		6.24	1,197	
SFL	2ND FLOOR	750	750		119.71	89,786	
WDK	WOOD DECK	0	294		16.69	4,908	
Ttl Gross Liv / Lease Area		1,758	3,616	2,206		264,091	

