

Property Location		840 SOMERS RD		Map ID		94/ 56/ B/ /		Bldg Name		State Use 101	
Vision ID		6110		Account #		6193		Bldg #		1	
								Sec #		1 of 1	
								Card #		1 of 1	
										Print Date 11-04-2020 11:07:59	

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW	
FONTE JOHN D FONTE DAWN M 840 SOMERS RD EAST LONGMEADOW MA 01028		TOPO WET	EASEMENT	TRAFFIC	CORNER	Description	Code	Appraised	Assessed		
						RESIDNTL.	101	240600	240,600		
						RES LAND	101	113100	113,100		
						RESIDNTL.	101	1400	1,400		
		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_394568_2840698				Total		355,100	355,100		

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)									
FONTE JOHN D MOSES EDWARD A +, RE LAPLANTE VADNAIS GEORGE		11927	0437	10-22-2001	U	I	260,000	1A 1	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed
		07557	0481	09-28-1990	U	I	50,000		2020	101	230,700	2019	101	224,300	2018	101	212,100
		07200	0069	06-22-1989	U	I	25,000			101	113,100		101	110,300		101	110,300
		03268	0548	07-03-1967	U	I	0			101	1,400		101	1,400		101	1,400
		Total						Total		345200	Total		336000	Total		323800	

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) 240,600 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 1,400 Appraised Land Value (Bldg) 113,100 Special Land Value 0 Total Appraised Parcel Value 355,100 Valuation Method C Adjustment Net Total Appraised Parcel Value 355,100									
Total			0.00															

ASSESSING NEIGHBORHOOD					
Nbhd	Nbhd Name	B	Tracing	Batch	
0001			101	MG	

NOTES									
89 SALE INCLS OTHER LOTS									

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
201301743	05-03-2013	9	ALTERATION	1,420		100	05-15-2014	NVC ENTRY DOOR	07-20-2012			317	15	PERMIT VISIT
201202265	05-17-2012	GEN	GENERATOR	4,500					04-04-2008			317	15	PERMIT VISIT
272	08-27-2007	1	PORCH	17,800		0		13` X 16` SUNROO	06-29-2005			250	22	MAILER SENT
94	05-09-1996	MN	Manual Note	16,000				ADDITION	06-28-2005			274	2	MEASURED
304	10-01-1993	MN	Manual Note	5,000				ADDITION	01-12-2000			247	14	INSPECTED
									11-23-1999			247	2	MEASURED
									01-14-1998			200	15	PERMIT VISIT

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	1.190	7	1.00	MG	1.00	CNRS/WET3		0	TRF2	0.9	1.000	2.56	102,400	
1	101	ONE FAM	RA				6.980	AC	7,000	1.000	0	0.22	MG	1.00			0			1.000	1,540	10,700	
Total Card Land Units							7.898	AC	Parcel Total Land Area: 7.8983							Total Land Value							113,100

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	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2	8	BRICK VENR	101	ONE FAM	
Roof Structure	1	GABLE		100	
Roof Cover	1	ASPHALT SH		0	
Interior Wall 1	1	DRYWALL		0	
Interior Wall 2			COST / MARKET VALUATION		
Interior Floor 1	3	HARDWOOD	Adj Base Rate	86.04	
Interior Floor 2			RCN	293,362	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1990	
AC Type	03	FULL	Effective Year Built	2000	
Bedrooms	4		Depreciation Code	GD	
Full Baths	3		Remodel Rating		
Half Baths	0		Year Remodeled		
Extra Fixtures	1		Depreciation %	18	
Total Rooms	8		Functional Obsol		
Bath Style	A	AVERAGE	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	82	
Extra Kitchen St			RCNLD	240,600	
FBM Sqft			Dep % Ovr		
FBM Quality			Dep Ovr Comment		
Fireplaces	0		Misc Imp Ovr		
WS Flues			Misc Imp Ovr Comment		
Central Vac	1	YES	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	216	7.48	2005	70	0.00	GD	G	1.25	1,400
GEN	GENERATO			B	1	0.00	2001	82	1.00	AV	A	1.00	0

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	988		19.63	19,394	
EFB	ENCL PORCH	0	208		29.20	6,073	
FFL	1ST FLOOR	1,243	1,243		97.95	121,753	
GAR	GARAGE	0	648		39.15	25,369	
HST	HALF STORY	482	963		49.03	47,212	
OPF	OPEN PORCH	0	60		9.80	588	
TQS	3/4 STORY	741	988		73.46	72,581	
WDK	WOOD DECK	0	32		12.24	392	
Ttl Gross Liv / Lease Area		2,466	5,130	2,995		293,362	

