

Property Location

855 SOMERS RD

Map ID

95/ 4/ 6/ /

Bldg Name

State Use

101

Vision ID

6151

Account #

6234

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

11-04-2020 11:14:13

CURRENT OWNER		TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT				1006 EAST LONGMEADOW											
PAQUIN MINNIE LE C/O PAQUIN DONNA 855 SOMERS RD EAST LONGMEADOW MA 01028		TOPO WET		EASEMENT		TRAFFIC		CORNER		Description	Code	Appraised	Assessed												
										RESIDNTL.	101	197500	197,500												
		DRAINAGE				VIEW		COMMUNITY		RES LAND	101	103400	103,400												
										RESIDNTL.	101	2200	2,200												
		SUPPLEMENTAL DATA																							
		Alt Prcl ID		Received																					
		SP Permit		NIA																					
		Chapter Land		Field 8																					
		OC Dates		Field 9																					
		In+Ex FY		Field 10																					
GIS ID		F_394516_2839860		Mailed		Assoc Pid#				Total		303,100		303,100											
RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)											
PAQUIN MINNIE LE PAQUIN RAYMOND A		21950		0279		11-17-2017		U		I		1		1A		Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed	
		02822		0176		07-25-1961		U		I		0				2020	101	119,900	2019	101	116,500	2018	101	107,700	
															101	103,400		101	100,600		101	100,600			
															101	1,100		101	1,100		101	1,100			
		Total												Total		224400		Total		218200		Total		209400	
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		1,000.00																					
ASSESSING NEIGHBORHOOD																		APPROAISED VALUE SUMMARY							
Nbhd		Nbhd Name		B		Tracing		Batch		Appraised BLDG. Value (Card)								197,500							
0001						101		MG		Appraised Xf (B) Value (Bldg)								0							
										Appraised Ob (B) Value (Bldg)								2,200							
										Appraised Land Value (Bldg)								103,400							
										Special Land Value								0							
										Total Appraised Parcel Value								303,100							
										Valuation Method								C							
										Adjustment															
										Net Total Appraised Parcel Value								303,100							
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											
202001638	05-20-2020	20	WOOD STOVE	2,906	06-26-2020	100	06-11-2020	WOOD BURNING S	06-26-2020			334	15	PERMIT VISIT											
201903395	12-13-2019	4	ADDITION	74,955	06-26-2020	100	06-11-2020	11X20 REAR ADDITI	04-10-2015			317	15	PERMIT VISIT											
201902948	10-01-2019	8	RENOVATION	10,400	06-26-2020	100	06-11-2020	REMODEL 2ND FLR	06-08-2005			250	22	MAILER SENT											
201902835	09-11-2019	9	ALTERATION	12,650	06-26-2020	100	06-11-2020	ENLARGE SHED D	06-07-2005			274	3	MEAS+INSPCTD											
201901753	05-10-2019	10	SHED	7,000	06-26-2020	100	06-11-2020	12X20 PREFAB	08-21-2002			274	14	INSPECTED											
201402336	08-18-2014	GEN	GENERATOR	6,500	04-10-2015	100	04-10-2015		01-03-2000			250	22	MAILER SENT											
252	10-25-1999	12	REROOF	6,400				NVC	12-15-1999			247	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	LAND	1.00	MG	1.00		0	TRF2	0.9	1.000	2.56	102,400			
1	101	ONE FAM	RA				0.140	AC	7,000	1.000	0		1.00	MG	1.00		0			1.000	7,000	1,000			
Total Card Land Units							1.058	AC	Parcel Total Land Area:							1.0583	Total Land Value							103,400	

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	1	CONCRETE	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	
Exterior Wall 2			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	4	CARPET	Adj Base Rate	90.51	
Interior Floor 2	3	HARDWOOD	RCN	256,455	
Heat Fuel	1	OIL	Net Other Adj		
Heat Type	3	FORCED H/W	Year Built	1960	
AC Type	03	FULL	Effective Year Built	1995	
Bedrooms	3		Depreciation Code	GV	
Full Baths	2		Remodel Rating	03	
Half Baths	0		Year Remodeled	2020	
Extra Fixtures	0		Depreciation %	23	
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	77	
Extra Kitchen St			RCNLD	197,500	
FBM Sqft	317		Dep % Ovr		
FBM Quality	1		Dep Ovr Comment		
Fireplaces	1		Misc Imp Ovr		
WS Flues	1		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
01	SHED/MTL			L	90	5.18	1969	60	0.00	AV	A	1.00	300
02	SHED/FR			L	80	7.48	1960	50	0.00	FR	A	1.00	300
19	PATIO			L	144	5.75	1960	60	0.00	AV	A	1.00	500
GEN	GENERATO			B	1	0.00	1975	77	1.00	00	A	1.00	0
02	SHED/FR			L	240	7.48	2019	60	0.00	AV	A	1.00	1,100

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	792		20.72	16,411	
FFL	1ST FLOOR	1,512	1,512		103.87	157,051	
GAR	GARAGE	0	400		41.55	16,619	
TQS	3/4 STORY	594	792		77.90	61,699	
WDK	WOOD DECK	0	320		14.61	4,674	
Ttl Gross Liv / Lease Area		2,106	3,816	2,469		256,455	

