

Property Location

554 SOMERS RD

Map ID

66/ 34/ 0/ /

Bldg Name

State Use

101

Vision ID

4961

Account #

5038

Bldg #

1

Sec #

1 of 1

Card #

1 of 1

Print Date

11/14/2023 8:39:20 A

CURRENT OWNER		TOPO TYPE	UTILITY	STREET	LOCATION	CURRENT ASSESSMENT				1006 EAST LONGMEADOW													
PROVENCHER RYAN 554 SOMERS RD EAST LONGMEADOW MA 01028 GIS ID F_390478_2844842						Description	Code	Appraised	Assessed														
	TOPO WET	EASEMENT	TRAFFIC	CORNER	RESIDNTL.	101	317200	317,200															
					RES LAND	101	154200	154,200															
	DRAINAGE		VIEW	COMMUNITY	RESIDNTL.	101	300	300															
SUPPLEMENTAL DATA						Total				471,700	471,700												
		Alt Prcl ID SP Permit Chapter Land OC Dates 12/21/2018 In+Ex FY Mailed		Received NIA Field 8 Field 9 Field 10 Assoc Pid#																			
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	Q/U	V/I	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)															
PROVENCHER RYAN		21856	0469	09-14-2017	U	I	210,000	1	Year	Code	Assessed	Year	Code	Assessed	Year	Code	Assessed						
PAULIDES ROBERT		10957	0312	10-08-1999	U	I	149,900		2023	101	291,300	2022	101	262,600	2021	101	251,900						
BARTON LLOYD Z + MARIAN B,		03496	0391	03-20-1970	U	I	0			101	142,200		101	129,800		101	121,800						
										101	200		101	200		101	200						
		Total							Total		433,700	Total		392,600	Total		373,900						
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) 317,200 Appraised Xf (B) Value (Bldg) 0 Appraised Ob (B) Value (Bldg) 300 Appraised Land Value (Bldg) 154,200 Special Land Value 0 Total Appraised Parcel Value 471,700 Valuation Method C Adjustment Net Total Appraised Parcel Value 471,700														
Total																							
ASSESSING NEIGHBORHOOD																							
Nbhd		Nbhd Name		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									
201800970	03-23-2018	8	RENOVATION	75,000	06-18-2018	100	06-18-2018	INTERIOR, ADD DE	06-26-2020			334	15	PERMIT VISIT									
201800718	03-02-2018	3	GARAGE	1,500	06-18-2018	100	06-18-2018	INC SHED & ROOF	12-20-2018			400	25	OC VISIT									
201800072	01-10-2018	8	RENOVATION	65,000	03-01-2018	100	03-01-2018	COMPLETE INT/EX	06-18-2018			333	15	PERMIT VISIT									
									03-01-2018			333	15	PERMIT VISIT									
									09-09-2016			317	3	MEAS+INSPCTD									
									03-23-2007			311	11	ENTRY DENIED									
									05-31-2000			247	14	INSPECTED									
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	3.12	1.200	7	LAND	1.00	MG	1.00			0	TRF2	0.9	1.000	3.37	134,800	
1	101	ONE FAM	RA				3.080 AC	7,000.00	1.000	0		0.90	MG	1.00	ESM1		0			1.000	6,300	19,400	
Total Card Land Units							4.00 AC	Parcel Total Land Area:				4.00	Total Land Value										154,200

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	05	CAPE	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	B-	GOOD (-)	#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	16	STONE 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	114.03	
Interior Floor 2	4	CARPET	RCN	411,934	
Heat Fuel	2	GAS	Net Other Adj		
Heat Type	1	FORCED H/A	Year Built	1940	
AC Type	03	FULL	Effective Year Built	1998	
Bedrooms	3		Depreciation Code	GV	
Full Baths	3		Remodel Rating	05	
Half Baths	0		Year Remodeled	2018	
Extra Fixtures	2		Depreciation %	23	
Total Rooms	6		Functional Obsol		
Bath Style	G	GOOD	External Obsol		
Half Bath Style			Cost Trend Factor	1	
Kitchens	1		Condition		
Kitchen Style	G	GOOD	% Complete		
Extra Kitchens	0		Overall % Condition	77	
Extra Kitchen St			RCNLD	317,200	
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	40	12.00	2019	60	0.00	AV	A	1.00	300

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
ATC	ATTIC	165	660		37.12	24,502	
BMT	BASEMENT	0	1,032		29.64	30,591	
FFL	1ST FLOOR	1,032	1,032		148.50	153,250	
GAR	GARAGE	0	1,140		59.40	67,715	
OPF	OPEN PORCH	0	96		15.47	1,485	
TQS	3/4 STORY	864	1,152		111.37	128,302	
WDK	WOOD DECK	0	207		29.41	6,088	
Ttl Gross Liv / Lease Area		2,061	5,319			411,934	

