

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT															
CULVER ANN C OTOOLE MARYANNE 854 SOMERS RD												Description		Code	Appraised		Assessed		1006 EAST LONGMEADOW								
				TOPO WET		EASEMENT		TRAFFIC		CORNER		RESIDNTL.		101	245200		245,200										
												RES LAND		101	127300		127,300										
				DRAINAGE				VIEW		COMMUNITY		RESIDNTL.		101	2500		2,500										
EAST LONGMEADOW MA 01028				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_394610_2840126				Total																375,000		375,000					
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)											
CULVER ANN C TURMEL KAREN M TURMEL PETER J, ANDERSON FREDERICK W 3RD + CA,				22601 0565		03-28-2019		Q		I		290,000		00		Year		Code	Assessed	Year		Code	Assessed	Year		Code	Assessed
				13968 0052		02-17-2004		U		I		1		1F		2024		101	226,600	2023		101	208,000	2022		101	187,800
				11247 0157		06-29-2000		U		I		172,000						101	127,300			101	115,500			101	104,300
				02738 0085		04-12-1960		U		I		0						101	2,500			101	2,000			101	2,000
														Total		356,400		Total		325,500		Total		294,100			
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																											
ASSESSING NEIGHBORHOOD																											
Nbhd				Nbhd Name				Tracing				Batch															
0001								101				MG															
NOTES																											

CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd	Description	Element	Cd	Description	
Style	19	RANCH	Central Vac	0	NO	
Model	01	RESIDENTIAL	Basement Floor	12	CONCRETE	
Grade	C+	AVG. (+)	Bsmt Garage			
Stories	1.00	1 STORY	Units	1		
Foundation	2	CONC BLOCK	MIXED USE			
Exterior Wall 1	4	VINYL	Code	Description		Percentage
Exterior Wall 2			101	ONE FAM		100
Roof Structure	1	GABLE				0
Roof Cover	1	ASPHALT SH				0
Interior Wall 1	1	DRYWALL	COST / MARKET VALUATION			
Interior Wall 2			Adj Base Rate		133.77	
Interior Floor 1	3	HARDWOOD	RCN		350,293	
Interior Floor 2	6	CERAMIC TL	Net Other Adj			
Heat Fuel	2	GAS	Year Built		1959	
Heat Type	3	FORCED H/W	Effective Year Built		1991	
AC Type	03	FULL	Depreciation Code		GD	
Bedrooms	3		Remodel Rating			
Full Baths	1		Year Remodeled			
Half Baths	1		Depreciation %		30	
Extra Fixtures	0		Functional Obsol			
Total Rooms	6		External Obsol			
Bath Style	G	GOOD	Cost Trend Factor		1	
Half Bath Style	G	GOOD	Condition			
Kitchens	1		% Complete			
Kitchen Style	G	GOOD	Overall % Condition		70	
Extra Kitchens	0		RCNLD		245,200	
Extra Kitchen St			Dep % Ovr			
FBM Sqft			Dep Ovr Comment			
FBM Quality			Misc Imp Ovr			
FIN ATC Sqft			Misc Imp Ovr Comment			
FIN ATC Quality			Cost to Cure Ovr			
Fireplaces	2		Cost to Cure Ovr Comment			
WS Flues						

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
07	POOL A-C	OB	Outbuildi	L	24	69.00	2001	70	0.00	GD	A	1.00	1,200
02	SHED/FR			L	160	12.00	2003	70	0.00	GD	A	1.00	1,300
SOL	Solar Panels	EX	Extra Fea	B	1	0.00	2021	70	1.00	AV	A	0.00	0

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	1,314		32.50	42,711	
FFL	1ST FLOOR	1,650	1,650		162.40	267,957	
GAR	GARAGE	0	484		65.09	31,505	
OFP	OPEN PORCH	0	100		16.24	1,624	
OSP	SCRN PORCH	0	264		24.61	6,496	
Ttl Gross Liv / Lease Area		1,650	3,812			350,293	

22

9

OSP

12

22

22

22

22

22

4

4

OSP

4

4

22

45

16

3

3

21

21

FFL

18

18

GAR

22

16

4

4

OSP

3

3

17

5

12

16

3

3



854 SOMERS RD