

Property Location: 44 GERRARD AV										MAP ID:2B/ 45/ 503/ /										Bldg Name:										State Use:101																													
Vision ID: 2419										Account #2461										Bldg #: 1 of 1										Sec #: 1 of 1										Card 1 of 1										Print Date:12/27/2014 19:38									
CURRENT OWNER										TOPO.				UTILITIES				STRT./ROAD				LOCATION				CURRENT ASSESSMENT										1006 AST LONGMEADOW, M 																							

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	19		RANCH	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	0		NO
Grade	C		AVERAGE	FBM Sqft			
Stories	1.00		1 Story	Int vs Ext	S		
Foundation	1		CONCRETE	MIXED USE			
Exterior Wall 1	4		VINYL	Code	Description		Percentage
Exterior Wall 2				101	ONE FAM		100
Roof Structure	2		HIP	COST/MARKET VALUATION			
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL				
Interior Wall 2							
Interior Floor 1	4		CARPET	Adj. Base Rate:		85.02	
Interior Floor 2							
Heat Fuel	2		GAS	Replace Cost		194,268	
Heat Type	1		FORCED H/A	AYB		1972	
AC Type	03		FULL	EYB		1992	
Bedrooms	3			Dep Code		GD	
Full Baths	2			Remodel Rating			
Half Baths	0			Year Remodeled			
Extra Fixtures	1			Dep %		22	
Total Rooms	6			Functional ObsInc			
Bath Style	A		AVERAGE	External ObsInc			
Kitchen Style	G		GOOD	Cost Trend Factor		1	
Kitchens	1			Condition			
Extra Kitchens	0			% Complete			
Frame	1		WOOD	Overall % Cond		78	
Basement Floor	12			Apprais Val		151,500	
Bsmt Garage	1			Dep % Ovr		0	
Units	1			Dep Ovr Comment			
WS Flues				Misc Imp Ovr		0	
FBM Quality				Misc Imp Ovr Comment			
Fireplaces	1			Cost to Cure Ovr		0	
				Cost to Cure Ovr Comment			

OB-OUTBUILDING & YARD ITEMS(L) / XF-BUILDING EXTRA FEATURES(B)												
Code	Description	Sub	Sub Descript	L/B	Units	Unit Price	Yr	Gde	Dp Rt	Cnd	%Cnd	Apr Value

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	1,592		16.98	27,036
FFL	1ST FLOOR	1,916	1,916		85.02	162,896
OFP	OPEN PORCH	0	64		7.97	510
WDK	WOOD DECK	0	324		11.81	3,826
Ttl. Gross Liv/Lease Area:		1,916	3,896	2,285		194,268

FFL	18	WDK	18
18		1818	18
	18		18
FFL	18		10
BMT			
			20
36			4
			OFP
			4
		161616	
	42		4

