

CURRENT OWNER				TOPO.				UTILITIES				STRT./ROAD				LOCATION				CURRENT ASSESSMENT							
PHELAN TIMOTHY F PHELAN KATHRYN M 89 EAST CIRCLE DR EAST LONGMEADOW, MA 01028 Additional Owners:				1 TYPCL												DescriptionCodeAppraised ValueAssessed Value RESIDENTL.101142,800142,800 RES LAND10195,70095,700 RESIDENTL.10114,70014,700 Total253,200253,200				1006 AST LONGMEADOW, M 							

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	05		CAPE	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	0		NO
Grade	C		AVERAGE	FBM Sqft	469		
Stories	1.50		1 1/2 Stories	Int vs Ext	S		
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				
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL				
Interior Wall 2				COST/MARKET VALUATION			
Interior Floor 1	3		HARDWOOD	Adj. Base Rate:			90.59
Interior Floor 2	4		CARPET				
Heat Fuel	1		OIL				
Heat Type	3		FORCED H/W	Replace Cost			180,737
AC Type	01		NONE	AYB			1959
Bedrooms	4			EYB			1993
Full Baths	2			Dep Code			GV
Half Baths	0			Remodel Rating			
Extra Fixtures	1			Year Remodeled			
Total Rooms	8			Dep %		21	
Bath Style	G		GOOD	Functional Obslnc			
Kitchen Style	G		GOOD	External Obslnc			
Kitchens	1			Cost Trend Factor		1	
Extra Kitchens	0			Condition			
Frame	1		WOOD	% Complete			
Basement Floor	4			Overall % Cond		79	
Bsmt Garage				Apprais Val		142,800	
Units	1			Dep % Ovr		0	
WS Flues				Dep Ovr Comment			
FBM Quality	1			Misc Imp Ovr		0	
Fireplaces	1			Misc Imp Ovr Comment			
				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
04	GARAGE/L			L	624	30.48	1967	A		GD	70	13,300
08	POOL A-O			L	30	69.00	2013	A		GD	70	1,400

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	937		18.08	16,941
EFB	ENCL PORCH	0	132		27.45	3,624
FFL	1ST FLOOR	1,229	1,229		90.60	111,341
HST	HALF STORY	469	937		45.35	42,489
WDK	WOOD DECK	0	497		12.76	6,342
Ttl. Gross Liv/Lease Area:		1,698	3,732	1,995		180,737

