

CURRENT OWNER				TOPO.				UTILITIES				STRT./ROAD				LOCATION				CURRENT ASSESSMENT											
PHELAN KAREN M 48 PINE GROVE CR EAST LONGMEADOW, MA 01028 Additional Owners:								1 TYPCL												Description		Code		Appraised Value		Assessed Value		1006 AST LONGMEADOW, MA 			

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	06		COLONIAL	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	1		
Grade	B+		GOOD (+)	FBM Sqft	1081		
Stories	2.00		2 Story	Int vs Ext	s		
Foundation	1			MIXED USE			
Exterior Wall 1	4		VINYL	Code	Description		Percentage
Exterior Wall 2	9		STONE	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	4		CARPET	Adj. Base Rate:		92.47	
Interior Floor 2	3		HARDWOOD				
Heat Fuel	2		GAS	Replace Cost		462,234	
Heat Type	1		FORCED H/A	AYB		2002	
AC Type	03		Full	EYB		2008	
Bedrooms	4			Dep Code		GD	
Full Baths	3			Remodel Rating			
Half Baths	0			Year Remodeled			
Extra Fixtures	3			Dep %		6	
Total Rooms	11			Functional ObsInc			
Bath Style	V		VERY GOOD	External ObsInc			
Kitchen Style	G		GOOD	Cost Trend Factor		1	
Kitchens	1			Condition			
Extra Kitchens	0			% Complete			
Frame	1		WOOD	Overall % Cond		94	
Basement Floor	12			Apprais Val		434,500	
Bsmt Garage				Dep % Ovr		0	
Units	1			Dep Ovr Comment			
WS Flues				Misc Imp Ovr		0	
FBM Quality	4			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	2,161		18.48	39,945
CFL	CATHEDRAL CE	452	452		95.33	43,089
FFL	1ST FLOOR	1,718	1,718		92.47	158,855
GAR	GARAGE	0	1,170		36.99	43,274
OFF	OPEN PORCH	0	116		9.57	1,110
SFL	2ND FLOOR	1,283	1,283		92.47	118,633
TQS	3/4 STORY	540	720		69.35	49,931
WDK	WOOD DECK	0	573		12.91	7,397

Ttl. Gross Liv/Lease Area:		3,993	8,193	4,999		462,234
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