

Property Location: 120 FERNWOOD DR										MAP ID:62/ 2/ 28/ /										Bldg Name:										State Use:101																													
Vision ID: 4780										Account #4853										Bldg #: 1 of 1										Sec #: 1 of 1										Card 1 of 1										Print Date:12/01/2015 10:20									
CURRENT OWNER										TOPO.					UTILITIES					STRT./ROAD					LOCATION					CURRENT ASSESSMENT										1006 AST LONGMEADOW, MA 																			

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	21		SPLIT LEVL	#Heat Sys	1		
Model	01		RESIDENTIAL	Central Vac	1		YES
Grade	C+		AVG. (+)	FBM Sqft	658		
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	1		GABLE				
Roof Cover	1		ASPHALT SH				
Interior Wall 1	2		PLASTER				
Interior Wall 2				COST/MARKET VALUATION			
Interior Floor 1	4		CARPET	Adj. Base Rate:			93.29
Interior Floor 2	3		HARDWOOD				
Heat Fuel	1		OIL				
Heat Type	3		FORCED H/W	Replace Cost			261,021
AC Type	03		FULL	AYB			1965
Bedrooms	5			EYB			1988
Full Baths	2			Dep Code			GD
Half Baths	1			Remodel Rating			
Extra Fixtures	2			Year Remodeled			
Total Rooms	8			Dep %			26
Bath Style	A			Functional Obslnc			
Kitchen Style	V			External Obslnc			
Kitchens	1		AVERAGE	Cost Trend Factor			1
Extra Kitchens	0		V GOOD	Condition			
Frame	1			% Complete			
Basement Floor	12		WOOD	Overall % Cond			74
Bsmt Garage	2			Apprais Val			193,200
Units	1			Dep % Ovr			0
WS Flues				Dep Ovr Comment			
FBM Quality	3			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
02	SHED/FR			L	128	7.48	1975	A		AV	60	600
27	TENNIS C			L	1	18,400.00	1976	A		PR	30	5,500
14	SCRN HSE			L	240	14.95	1999	G		GD	70	3,100
11	POOL I-V	OB	Outbuilding	L	565	29.00	2007	A		GD	70	11,500
SOL	Solar Panels	EX	Extra Feature	B	1	0.00	1988		1		100	0

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	1,080		18.66	20,150	
CFL	CATHEDRAL CE	336	336		96.06	32,278	
EFP	ENCL PORCH	0	288		27.86	8,023	
FFL	1ST FLOOR	1,840	1,840		93.29	171,651	
LLV	LOWR LEVEL	0	1,096		23.32	25,561	
OFP	OPEN PORCH	0	78		9.57	746	
PAT	PATIO	0	336		4.72	1,586	
WDK	WOOD DECK	0	78		13.16	1,026	

Ttl. Gross Liv/Lease Area:		2,176	5,132	2,798	261,021		
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