

CURRENT OWNER										TOPO.				UTILITIES				STRT./ROAD				LOCATION				CURRENT ASSESSMENT							
STACY EUGENE D STACY MARY E 39 SHIRLEY ST WILBRAHAM, MA 01095 Additional Owners:														1 TYPCL												Description		Code		Appraised Value		Assessed Value	
																										COMMERC.		325		123,000		123,000	
																										COMM LAND		325		115,600		115,600	
																										COMMERC.		325		4,100		4,100	
										SUPPLEMENTAL DATA										1006 AST LONGMEADOW, MA 													

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	78		STORE				
Model	94		COMMERCIAL				
Grade	C-		AVG. (-)				
Stories	1.00		1 STORY				
Occupancy	1			MIXED USE			
Exterior Wall 1	6		STUCCO	Code	Description		Percentage
Exterior Wall 2				325	STORE		100
Roof Structure	4		FLAT				
Roof Cover	4		TAR+GRAVEL	COST/MARKET VALUATION			
Interior Wall 1	5		MINIMUM	Adj. Base Rate:		72.33	
Interior Wall 2	1		DRYWALL				
Interior Floor 1	14		ASPHL TILE	Replace Cost		171,935	
Interior Floor 2				AYB		1950	
Heating Fuel	1		OIL	EYB		1979	
Heating Type	5		STEAM	Dep Code		AV	
AC Percent	50			Remodel Rating			
FBM Sqft				Year Remodeled			
Bldg Use	325		STORE	Dep %		35	
Total Rooms	0			Functional Obslnc			
Bedrooms	0			External Obslnc			
Full Baths	0			Cost Trend Factor		1	
Half Baths	1			Condition			
Extra Fixtures	0			% Complete			
#Heat Sys	1			Overall % Cond		65	
Frame	1		WOOD	Apprais Val		111,800	
Bath Style	A		AVERAGE	Dep % Ovr		0	
Foundation	1		CONCRETE	Dep Ovr Comment			
Partitions	T		TYPICAL	Misc Imp Ovr		0	
Wall Height	12			Misc Imp Ovr Comment			
FBM Quality				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
85	PAVING			L	4,680	1.61	1955	A		AV	55	4,100
57	DRIVE-UP			B	1	17,250.00	1979	A	1	AV	65	11,200

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	438		14.53	6,365	
FFL	1ST FLOOR	2,289	2,289		72.33	165,570	
Ttl. Gross Liv/Lease Area:		2,289	2,727	2,377		171,935	

