

Property Location: 53 WATERMAN AV										MAP ID: 14A/ 22/ 72/ /										Bldg Name:										State Use: 101																													
Vision ID: 299										Account #307										Bldg #: 1 of 1										Sec #: 1 of 1										Card 1 of 1										Print Date: 12/06/2018 10:01									
CURRENT OWNER										TOPO.				UTILITIES				STRT./ROAD				LOCATION				CURRENT ASSESSMENT										1006 45T 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	0		NO
Grade	C		AVERAGE	FBM Sqft			
Stories	2.00		2 STORY	Int vs Ext	S		SAME
Foundation	1		CONCRETE	MIXED USE			
Exterior Wall 1	4		VINYL	Code	Description		Percentage
Exterior Wall 2				101	ONE FAM		100
Roof Structure	3		GAMBREL				
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL				
Interior Wall 2				COST/MARKET VALUATION			
Interior Floor 1	3		HARDWOOD	Adj. Base Rate:			93.73
Interior Floor 2	4		CARPET				
Heat Fuel	2		GAS				
Heat Type	3		FORCED H/W	Replace Cost			225,613
AC Type	01		NONE	AYB			1969
Bedrooms	3			EYB			1989
Full Baths	1			Dep Code			GD
Half Baths	1			Remodel Rating			
Extra Fixtures	0			Year Remodeled			
Total Rooms	8			Dep %			29
Bath Style	A		AVERAGE	Functional Obslnc			
Kitchen Style	A		AVERAGE	External Obslnc			
Kitchens	1			Cost Trend Factor			1
Extra Kitchens	0			Condition			
Frame	1		WOOD	% Complete			
Basement Floor				Overall % Cond			71
Bsmt Garage				Apprais Val			160,200
Units	1			Dep % Ovr			0
WS Flues				Dep Ovr Comment			
FBM Quality				Misc Imp Ovr			0
Fireplaces	2			Misc Imp Ovr Comment			
				Cost to Cure Ovr			0
				Cost to Cure Ovr Comment			

BUILDING SUB-AREA SUMMARY SECTION												
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value						
BMT	BASEMENT	0	1,212		18.72	22,683						
FFL	1ST FLOOR	1,212	1,212		93.73	113,603						
OFP	OPEN PORCH	0	56		10.04	562						
SFL	2ND FLOOR	912	912		93.73	85,484						
WDK	WOOD DECK	0	247		13.28	3,281						
Ttl. Gross Liv/Lease Area:		2,124	3,639	2,407		225,613						

