

Property Location: 100 FRANCONIA CR										MAP ID: 4/ 25/ 26/ /										Bldg Name:										State Use: 101																													
Vision ID: 3376										Account #3431										Bldg #: 1 of 1										Sec #: 1 of 1										Card 1 of 1										Print Date: 12/07/2018 11:25									
CURRENT OWNER										TOPO.			UTILITIES			STRT./ROAD			LOCATION			CURRENT ASSESSMENT										1006 4ST 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	864		
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:			100.44
Interior Floor 2							
Heat Fuel	3		ELECTRIC	Replace Cost			230,915
Heat Type	6		ELECTRC BB	AYB			1975
AC Type	03		FULL	EYB			1992
Bedrooms	4			Dep Code			GD
Full Baths	2			Remodel Rating			
Half Baths	0			Year Remodeled			
Extra Fixtures	0			Dep %			26
Total Rooms	7			Functional ObsInc			
Bath Style	A		AVERAGE	External ObsInc			
Kitchen Style	G		GOOD	Cost Trend Factor			1
Kitchens	1			Condition			
Extra Kitchens	0			% Complete			
Frame	1		WOOD	Overall % Cond			74
Basement Floor				Apprais Val			170,900
Bsmt Garage				Dep % Ovr			0
Units	1			Dep Ovr Comment			
WS Flues				Misc Imp Ovr			0
FBM Quality	1			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
11	POOL I-V	OB	Outbuilding	L	648	29.00	1989	A		GD	70	13,200
02	SHED/FR			L	160	7.48	2013	A		AV	60	700

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	864		20.11	17,376	
FFL	1ST FLOOR	1,080	1,080		100.44	108,477	
GAR	GARAGE	0	600		40.18	24,106	
OPF	OPEN PORCH	0	60		10.04	603	
SFL	2ND FLOOR	778	778		100.44	78,143	
WDK	WOOD DECK	0	160		13.81	2,210	
Ttl. Gross Liv/Lease Area:		1,858	3,542	2,299		230,915	

