

Property Location: 96 EDMUND ST										MAP ID: 15/ 37/ 3/ /										Bldg Name:										State Use: 104																													
Vision ID: 408										Account #417										Bldg #: 1 of 1										Sec #: 1 of 1										Card 1 of 1										Print Date: 12/06/2018 10:27									
CURRENT OWNER										TOPO.					UTILITIES					STRT./ROAD					LOCATION					CURRENT ASSESSMENT										1006 4ST LONGMEADOW, M <																			

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	12		MULTI-CONV	#Heat Sys	2		
Model	03		MULTI-FAMILY	Central Vac	0		NO
Grade	C		AVERAGE	FBM Sqft			
Stories	2.50		2 1/2 STORIES	Int vs Ext	S		SAME
Foundation	3		MASONRY				
Exterior Wall 1	4		VINYL				
Exterior Wall 2							
Roof Structure	1		GABLE				
Roof Cover	1		ASPHALT SH				
Interior Wall 1	1		DRYWALL				
Interior Wall 2							
Interior Floor 1	3		HARDWOOD				
Interior Floor 2							
Heat Fuel	2		GAS				
Heat Type	1		FORCED H/A				
AC Type	03		FULL				
Bedrooms	5						
Full Baths	2						
Half Baths	0						
Extra Fixtures	0						
Total Rooms	11						
Bath Style	A		AVERAGE				
Kitchen Style	G		GOOD				
Kitchens	2						
Extra Kitchens	0						
Frame	1		WOOD				
Basement Floor	12		CONCRETE				
Bsmt Garage							
Units	2						
WS Flues							
FBM Quality	3						
Fireplaces	0						

MIXED USE

Code	Description	Percentage
104	TWO FAM	100

COST/MARKET VALUATION

Adj. Base Rate:	87.86
Replace Cost	273,515
AYB	1930
EYB	1981
Dep Code	AG
Remodel Rating	
Year Remodeled	
Dep %	37
Functional Obslnc	
External Obslnc	
Cost Trend Factor	1
Condition	
% Complete	
Overall % Cond	63
Apprais Val	172,300
Dep % Ovr	0
Dep Ovr Comment	
Misc Imp Ovr	0
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
03	GARAGE	OB	Outbuilding	L	648	28.18	1996	A		GD	70	12,800

BUILDING SUB-AREA SUMMARY SECTION

Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BMT	BASEMENT	0	1,260		17.57	22,141
EFP	ENCL PORCH	0	288		26.24	7,556
FFL	1ST FLOOR	1,260	1,260		87.86	110,706
OFP	OPEN PORCH	0	28		9.41	264
SFL	2ND FLOOR	1,260	1,260		87.86	110,706
UAT	UNFIN ATTC	0	1,260		17.57	22,141

Ttl. Gross Liv/Lease Area: 2,520 5,356 3,113 273,515

