

CURRENT OWNER				TOPO.		UTILITIES		STRT./ROAD		LOCATION		CURRENT ASSESSMENT									
MCKINNON LAWRENCE A MCKINNON MAUREEN T 77 PINE GROVE CR EAST LONGMEADOW, MA 01028 Additional Owners:						I TYPCL						Description		Code		Appraised Value		Assessed Value		1006 451ST 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	1		YES	
Grade	B+		GOOD (+)	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	1		GABLE	COST/MARKET VALUATION				
Roof Cover	1		ASPHALT SH					
Interior Wall 1	1		DRYWALL					
Interior Wall 2								
Interior Floor 1	3		HARDWOOD					
Interior Floor 2	4		CARPET	Adj. Base Rate:				106.82
Heat Fuel	2		GAS	Replace Cost				377,389
Heat Type	1		FORCED H/A	AYB				2002
AC Type	03		FULL	EYB				2008
Bedrooms	3			Dep Code				GD
Full Baths	3			Remodel Rating				
Half Baths	0			Year Remodeled				
Extra Fixtures	0			Dep %				10
Total Rooms	7			Functional ObsInc				
Bath Style	G		GOOD	External ObsInc				
Kitchen Style	G		GOOD	Cost Trend Factor				1
Kitchens	1			Condition				
Extra Kitchens	0			% Complete				
Frame	1		WOOD	Overall % Cond				90
Basement Floor	12		CONCRETE	Apprais Val				339,700
Bsmt Garage				Dep % Ovr				0
Units	1			Dep Ovr Comment				
WS Flues				Misc Imp Ovr				0
FBM Quality				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
19	PATIO			L	288	5.75	2005	G		GD	70	1,400

BUILDING SUB-AREA SUMMARY SECTION							
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value	
BMT	BASEMENT	0	1,460		21.36	31,191	
FFL	1ST FLOOR	1,468	1,468		106.82	156,809	
GAR	GARAGE	0	750		42.73	32,045	
OFP	OPEN PORCH	0	156		10.96	1,709	
OSP	SCRN PORCH	0	196		15.80	3,098	
SFL	2ND FLOOR	1,102	1,102		106.82	117,714	
UHS	UNFIN HALF STORY	0	1,086		32.07	34,823	
Ttl. Gross Liv/Lease Area:		2,570	6,218	3,533		377,389	

