

State Use 101
Print Date 11/3/2021 11:07:25 P

Property Location 46 FOREST HILLS RD
 Vision ID 4394 Account # 4463

Map ID 58/ 30/ 0/ /
 Bldg # 1

Bldg Name
 Sec # 1 of 1

Card # 1 of 1

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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Cd	Description	Element	Cd	Description
Style	06	COLONIAL	Basement Floor	12	CONCRETE
Model	01	RESIDENTIAL	Bsmt Garage		
Grade	C+	AVG. (+)	#Heat Sys	1.00	
Stories	2.00	2 STORY	Units	1	
Foundation	2	CONC BLOCK	MIXED USE		
Exterior Wall 1	4	VINYL	Code	Description	Percentage
Exterior Wall 2	8	BRICK VENR	101	ONE FAM	100
Roof Structure	1	GABLE			0
Roof Cover	1	ASPHALT SH			0
Interior Wall 1	2	PLASTER	COST / MARKET VALUATION		
Interior Wall 2			Adj Base Rate		96.97
Interior Floor 1	3	HARDWOOD	RCN		280,980
Interior Floor 2	4	CARPET	Net Other Adj		
Heat Fuel	1	OIL	Year Built		1951
Heat Type	3	FORCED H/W	Effective Year Built		1975
AC Type	01	NONE	Depreciation Code		AV
Bedrooms	3		Remodel Rating		
Full Baths	2		Year Remodeled		
Half Baths	1		Depreciation %		43
Extra Fixtures	0		Functional Obsol		
Total Rooms	7		External Obsol		
Bath Style	A	AVERAGE	Cost Trend Factor		1
Half Bath Style	A	AVERAGE	Condition		
Kitchens	1		% Complete		
Kitchen Style	A	AVERAGE	Overall % Condition		57
Extra Kitchens	0		RCNLD		160,200
Extra Kitchen St			Dep % Ovr		
FBM Sqft	453		Dep Ovr Comment		
FBM Quality	1		Misc Imp Ovr		
Fireplaces	2		Misc Imp Ovr Comment		
WS Flues			Cost to Cure Ovr		
Central Vac	0	NO	Cost to Cure Ovr Comment		
Frame	1	WOOD			

OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)													
Code	Description	Su	Sub Type	Lan	Units	Unit Price	Yr Blt	%	Dep.	Cond	Gra	Qual	Apprais Va
02	SHED/FR			L	96	7.48	1965	60	0.00	AV	A	1.00	400
02	SHED/FR			L	88	7.48	1960	30	0.00	PR	A	1.00	200

BUILDING SUB-AREA SUMMARY SECTION							
Subarea	Description	Living	Gross	Eff Area	Unit Cost	Undeprec Value	
BMT	BASEMENT	0	905		24.48	22,150	
BNT	BSMT ENTRY	0	20		6.12	122	
EFP	ENCL PORCH	0	84		36.42	3,059	
FFL	1ST FLOOR	980	980		122.38	119,930	
GAR	GARAGE	0	280		48.95	13,706	
OPF	OPEN PORCH	0	63		11.66	734	
OSP	SCRN PORCH	0	96		17.85	1,713	
PAT	PATIO	0	348		5.98	2,080	
SFL	2ND FLOOR	960	960		122.38	117,483	
Ttl Gross Liv / Lease Area		1,940	3,736	2,296		280,980	

