

PARCEL_ID:100/165.0-0347-0008.0 MAP:165.0 BLOCK:0347 LOT:0008.0 PARCEL ADDRESS:12 FOSS RD FY:2011

PARCEL INFORMATION		Use-Code: 101	Sale Price: 306,800	Book: 50643	Road Type: T	Inspect Date: 09/22/2002
Owner: KING, MICHAEL G	Tax Class: T	Sale Date: 01/27/08	Page: 101	Rd Condition: P	Meas Date:	
Address: 12 FOSS RD FRAMINGHAM MA 01702	Tot Fin Area: 1952	Sale Type: P	Cert/Doc:	Traffic: L	Entrance: X	
	Tot Land Area: 0.28	Sale Valid: Y	Grantor: PONTREMOLI, CAROL	Water: PS	Collect Id: DV	Inspect Reas: R
Exempt-B/L% /		Resid-B/L% 100/100	Comm-B/L%	Indust-B/L% /	Open Sp-B/L% /	

RESIDENCE INFORMATION			
Style: CL	Tot Rooms: 7	Main Fn Area: 976	Attic: N
Story Height: 2.00	Bedrooms: 4	Up Fn Area: 976	Bsmt Area: 624
Roof: G	Full Baths: 2	Add Fn Area:	Fn Bsmt Area:
Ext Wall: AV	Half Baths:	Unfin Area:	Bsmt Grade:
Masonry Trim:	Ext Bath Fix: 0	Tot Fin Area: 1952	
Foundation: CB	Bath Qual: M	RCNLD: 117271	
	Kitch Qual: O	Eff Yr Built: 1960	Mkt Adj:
Heat Type: HW	Ext Kitch:	Year Built: 1932	Sound Value:
Fuel Type: O		Grade: A	Cost Bldg: 117,300
Fireplace: 0	Bsmt Gar Cap:	Condition: A	Att Str Val1:
Central AC: N	Bsmt Gar SF:	Pct Complete: 100	Att Str Val2:
	Att Gar SF:	%Good P/F/E/R: //62	
Porch Type	Porch Area	Porch Grade Factor	
E	196		
W	140		

LAND INFORMATION										
NBHD CODE: 47		NBHD CLASS: 0		ZONE: G						
Seg	Type	Code	Method	Sq-Ft	Acres	Influ-Y/N	Value	Class		
1	P	101	S	8000	0.180		119,920			
2	R	101	S	4505	0.100		2,072			
DETACHED STRUCTURE INFORMATION										
Str	Unit	Msr-1	Msr-2	E-YR-Blt	Grade	Cond	%Good	P/F/E/R	Cost	Class
G1	S	360	0.00	1932	A	A	40//40		5,100	1
VALUATION INFORMATION										
Current Total:		246,300	Bldg:	124,300	Land:	122,000	MktLnd:	122,000		
Prior Total:		246,300	Bldg:	124,300	Land:	122,000	MktLnd:	139,700		

