



| Property Information | | Request Information | | Update Information | |
|----------------------|----------------------|-----------------------|------------|--------------------|--|
| File#: | BS-X01693-9537668366 | Requested Date: | 07/17/2024 | Update Requested: | |
| Owner: | DAVIDE AGUIAR | Branch: | | Requested By: | |
| Address 1: | 441 FOUNDRY STREET | Date Completed: | | Update Completed: | |
| Address 2: | | # of Jurisdiction(s): | | | |
| City, State Zip: | NORTH EASTON, MA | # of Parcel(s): | 1 | | |

Notes

| | |
|---------------------|---|
| CODE VIOLATIONS | Per Town of Easton Department of Zoning there are no Code Violation cases on this property. Collector: Town of Easton Payable Address: 136 Elm Street, N.Easton, MA 02356 Business# (508) 230-0581 UNABLE TO PROVIDE DOCUMENTATION TO THIRD PARTIES. VERBAL INFO ACQUIRED |
| PERMITS | Per Town of Easton Department of Building there are no Open/Pending/ Expired Permit on this property. Collector: Town of Easton Payable Address: 136 Elm Street, N.Easton, MA 02356 Business# (508) 230-0581 UNABLE TO PROVIDE DOCUMENTATION TO THIRD PARTIES. VERBAL INFO ACQUIRED |
| SPECIAL ASSESSMENTS | Per Town of Easton Finance Department there are no Special Assessments/liens on the property. Collector: Town of Easton Payable Address: 136 Elm Street, N.Easton, MA 02356 Business# 508-230-0610 UNABLE TO PROVIDE DOCUMENTATION TO THIRD PARTIES. VERBAL INFO ACQUIRED |
| DEMOLITION | NO |



UTILITIES

WATER & SEWER

Account #: 22604

Payment Status: Delinquent

Status: Pvt & Lienable

Amount: \$241.79

Good Thru: 08/30/2024

Account Active: Yes

Collector: Town of Easton Water and sewer

Payable Address: 417 Bay Road South Easton MA 02375

Business # 508-230-0850

UNABLE TO PROVIDE DOCUMENTATION TO THIRD PARTIES. VERBAL INFO ACQUIRED

GARBAGE

GARBAGE PRIVATE HAULER WITH LIEN STATUS AND BALANCE UNKNOWN

| CONSTRUCTION DETAIL | | CONSTRUCTION DETAIL (CONTINUED) | |
|---------------------|----|---------------------------------|----|
| Element | Cd | Element | Cd |
| Style: | 03 | Colonial | |
| Model: | 01 | Residential | |
| Grade: | 03 | Average | |
| Stories: | 2 | 2 Stories | |
| Occupancy: | 1 | Wood Shingle | |
| Exterior Wall 1: | 14 | | |
| Exterior Wall 2: | | | |
| Roof Structure: | 03 | Gable/Hip | |
| Roof Cover: | 03 | Asph/F Glis/Cmp | |
| Interior Wall 1: | 05 | Drywall/Sheet | |
| Interior Wall 2: | | | |
| Interior Flr 1: | 12 | Hardwood | |
| Interior Flr 2: | | | |
| Heat Fuel: | 03 | Gas | |
| Hot Water: | 05 | None | |
| AC Type: | 01 | None | |
| Total Bedrooms: | 03 | 3 Bedrooms | |
| Total Bthrms: | 1 | | |
| Total Half Baths: | 1 | | |
| Total Xtra Fixtrs: | | | |
| Total Rooms: | 6 | | |
| Bath Style: | | | |
| Kitchen Style: | | | |

| COMPLEX INFORMATION | | COST / MARKET VALUATION | |
|---------------------|-------------|--------------------------|-------------|
| Element | Description | Element | Description |
| Parcel Id | | RCN | 211,647 |
| Complex Descr | | Year Built | 1960 |
| Complex Num | | Effective Year Built | 1995 |
| Prc Cmplx Adj | 1.00 | Depreciation Code | A |
| | | Remodel Rating | 28 |
| | | Year Remodeled | 0 |
| | | Depreciation % | 0 |
| | | Functional Obsol | 0 |
| | | Economic Obsol | 1 |
| | | Trend Factor | |
| | | Condition % | 72 |
| | | Percent Good | 152,400 |
| | | RCNLD | |
| | | Dep % Ovr | |
| | | Dep Ovr Comment | |
| | | Misc Imp Ovr | |
| | | Misc Imp Ovr Comment | |
| | | Cost to Cure Ovr | |
| | | Cost to Cure Ovr Comment | |

| OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B) | | | | | | | | | | |
|--|--------------|-----|-------|------------|--------|----------|------|-------|-----------|------------|
| Code | Description | L/B | Units | Unit Price | Yr Blt | Cond. Cd | % Gd | Grade | Grade Adj | Appr Value |
| FPL3 | 2 STORY CHIM | B | 1 | 3900.00 | 1976 | | 72 | | 0.00 | 2,800 |
| FGR1 | GARAGE-AVE | L | 400 | 42.00 | 1981 | | 16 | | 0.00 | 2,700 |
| SHD1 | SHED FRAME | L | 80 | 20.00 | 2012 | | 0 | | 0.00 | 0 |

| BUILDING SUB-AREA SUMMARY SECTION | | | | | | | | | |
|-----------------------------------|------------------------------|-------------|------------|----------|-----------|----------------|-------|------|---------|
| Code | Description | Living Area | Floor Area | Eff Area | Unit Cost | Undeprec Value | | | |
| BAS | First Floor | 600 | 600 | 600 | 143.88 | 86,328 | | | |
| FBM | Basement, Finished | 0 | 300 | 105 | 50.36 | 15,107 | | | |
| FEP | Porch, Enclosed, Finished | 0 | 144 | 72 | 71.94 | 10,359 | | | |
| FUS | Upper Story, Finished | 625 | 625 | 625 | 143.88 | 89,925 | | | |
| UBM | Basement, Unfinished | 0 | 300 | 60 | 28.78 | 8,633 | | | |
| UST | Utility, Storage, Unfinished | 0 | 20 | 9 | 64.75 | 1,295 | | | |
| Ttl Gross Liv / Lease Area | | | | | 1,225 | 1,989 | 1,471 | 0.00 | 211,647 |

