



Property Information Request Information Update Information

File#:	BS-X01693-3833069976	Requested Date:	07/17/2024	Update Requested:
Owner:	HEATHER HAYES	Branch:		Requested By:
Address 1:	20 MOULTON AVENUE	Date Completed:		Update Completed:
Address 2:		# of Jurisdiction(s):		
City, State Zip:	NORTH WEYMOUTH, MA	# of Parcel(s):	1	

Notes

CODE VIOLATIONS Per Town of Weymouth denied providing information verbally or thru Fax/Email. Need to visit the Town Hall Zoning Department for information. Abstractor Search.

Collector: Town of Weymouth
Address: 75 Middle St, Weymouth, MA 02189
Business: (781) 335-2000

PERMITS Per Town of Weymouth denied providing information verbally or thru Fax/Email. Need to visit the Town Hall Building Department for information. Abstractor Search.

Collector: Town of Weymouth
Address: 75 Middle St, Weymouth, MA 02189
Business: (781) 335-2000

SPECIAL ASSESSMENTS Per Town of Weymouth denied providing information verbally or thru Fax/Email. Need to visit the Town Hall Finance Department for information. Abstractor Search.

Collector: Town of Weymouth
Address: 75 Middle St, Weymouth, MA 02189
Business: (781) 335-2000

DEMOLITION Per Town of Weymouth denied providing information verbally or thru Fax/Email. Need to visit the Town Hall Building Department for information. Abstractor Search.

Collector: Town of Weymouth
Address: 75 Middle St, Weymouth, MA 02189
Business: (781) 335-2000

UTILITIES WATER, SEWER & TRASH
Account #: NA
Payment Status: NA
Status: Pvt & Lienable
Amount: NA
Good Thru: NA
Account Active: NA
Collector: Weymouth DPW Water & Sewer Div
Payable Address: 120 Winter St, Weymouth, MA 02188
Business# (781) 337-5100

UNABLE TO PROVIDE INFO TO THIRD PARTIES. HOMEOWNER AUTHORIZATION NEEDED.

Key: 2014

Town of Weymouth - Fiscal Year 2024

12/6/2023

6:12:47PM

SEQ #: 1,932

LEGAL

LAND

DETACHED

BUILDING

Assessed Owner Of Record				Parcel ID				Location				Class	Mix%	Description			BLD #	Bldg ID	Card	
HEATHER M HAYES				7-58-9-0				20 MOULTON AVE				1010	100	SINGLE FAMILY DWG			1		1 of 1	
CURRENT OWNER				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)	PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
HEATHER M HAYES 20 MOULTON AVE WEYMOUTH, MA 02191				HEATHER M HAYES HAYES CHARLES F LIFE EST HAYES CHARLES F LIFE EST				03/13/2008 03/13/2008 03/13/2008	F F F		25590-203 25590-203 25590-203				6 CYCL GROWTH		08/29/2005	BW	100	100

CD	T	ACRES/SF	Ngh	Infl-1	Infl-2	ADJ BASE	SAF	Infl-3	Lpi	Chpt	CREDIT AMT	ADJ VALUE
80	S	8,600	4	1.00	100 1.00	260,040	4.12	100 1.00	R-2 1.10			211,610

TOTAL	8,600 SF	S/C 2092 PD 4-25-67. . . .
Ngh	RES 4	
Infl-1	FACTOR 100	
Infl-2	PHY 100	

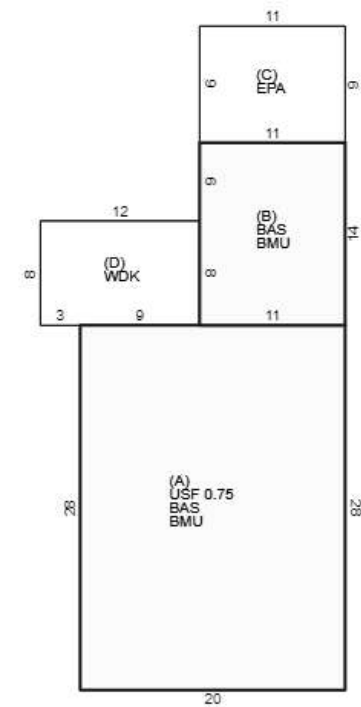
Photo Date 07/21/2005 BLDG # 1



YrBlt	1868	NET AREA	1,134
COST MODEL		CURRENT TAXABLE	PREVIOUS TAXABLE
RESIDENTIAL			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	50 0.50 20X30		600	44.40	13,300

BLDG	ADJ	DESC	LAND	211,600	195,900
STYLE	1.00	CONVENTIONAL [100%]	BUILD.	147,500	142,400
QUALITY	1.00	AVERAGE [100%]	DETACH	13,300	12,900
FRAME	1.00	WOOD FRAME [100%]	OTHER	0	0
			TOTAL	372,400	351,200



Bldg ID	MODEL	YR BLT	EFF YR	DLCU	OVCU	MEASURE	BY	LIST	BY	REVIEW	BY	w/WallHt	NET AREA	SIZE ADJ	ADJ PRICE/SF	RCN	% GD	RCNLD
1		1868	1951 / 71	0.979	1.000	8/29/2005	BW	8/29/2005	BW	12/22/2011	MR	8.0	1,134	0.010	\$382.64	433.912	34	147,500

CAPACITY	UNITS	ADJ	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	433,912
STORIES	1.75	1.00	FOUNDATION	5	BRICK/STONE	1.00	+	BMU	N	BSMT UNFINISHED	714			53,878		
ROOMS	6	1.00	EXT COVER	5	ASBESTOS	0.96	+	BAS	L	BASE AREA	714	1868		234,244		
BEDROOMS	3	1.00	ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	420	1868		125,206		
BATHROOMS	2	1.00	ROOF COVER	1	ASPH SHINGLES	1.00	C	EPA	N	ENCLOSED PORCH	99			11,761		
# 1/2 BATHS	0	1.00	FLOOR COVER	99	N/A	1.00	D	WDK	N	WOOD DECK	96			4,829		
TOT FIXTURES	6	\$4,080	INT FINISH	99	N/A	1.00										
UNITS	1	1.00	HEATING/COOLING	2	HOT WATER	1.02										
			FUEL SOURCE	99	N/A	1.00										
			IN-LAW	0		1.00										
			ATT/DET	0		1.00										
			MODEL	0		1.00										

CONDITION ELEM	CD
EXTERIOR	F
INTERIOR	F
KITCHEN	F
BATHS	F
HEAT	O
ELECT	O
EFF.YR/AGE	1951 / 71
COND	66 66 %
FUNC	0
ECON	0
DEPR	66 % GD 34
RCNLD	\$147,500