

NARDUCCI, CHERI ANN ET AL
9 JEFFERSON RD
FRANKLIN MA 02038

B23542P59

Inspection Witnessed By:

X

No./Date	Description	Date Insp.

Notes:

Gray

Property Data			Assessment Record						
Neighborhood 5 Little Sebago			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2011	111,875	42,377	0	154,252		
REVIEW 0			2012	111,875	42,377	0	154,252		
Building Permit 0			2013	111,875	42,377	0	154,252		
Zone/Land Use 12 Limited Residential			2014	111,875	42,377	0	154,252		
Secondary Zone			2015	111,900	42,400	0	154,300		
Topography 2 Rolling			2016	111,900	42,400	0	154,300		
1. Hill 4. Below St 7.			2017	111,900	42,400	0	154,300		
2. Rolling 5. Low 8.			2018	111,900	42,400	0	154,300		
3. Above St 6. Swampy 9.			2019	181,700	81,200	0	262,900		
1. Public Well/Point 4. Filled Well/Point 6. Septic System			2020	181,700	81,200	0	262,900		
1. Public Well/Point 4. Filled Well/Point 6. Septic System			2021	181,700	81,200	0	262,900		
1. Public Well/Point 4. Filled Well/Point 6. Septic System			2022	181,700	81,200	0	262,900		
1. Public Well/Point 4. Filled Well/Point 6. Septic System			2023	181,700	96,500	0	278,200		
Street 3 Gravel			Calc.	363,400	131,000	0	494,400		
1. Paved 4. Proposed 8.			Land Data						
2. Semi Imp 5. R/O/W 8.			Front Foot	Type	Effective		Influence		Influence Codes
3. Gravel 6. None 9. None					Frontage	Depth	Factor	Code	
GIS Map 25			11. Water (0-200)	11	060	000	100 %	0	1. Unimproved
Field Review 1			12. Water (201-400)				%		2. Excess Frtg
Sale Data			13. Water (401-800)				%		3. Topography
Sale Date 12/29/2005			14. Water (801-160)				%		4. Size/Shape
Price 150,000			15. Water (161-320)				%		5. Access
Sale Type			16. Water (321-640)				%		6. Restriction
1. Land 4. Mobile 7. COM			17. Water SF Amen				%		7. Open Space
2. L & B 5. Other 8.			18. Water View				%		8. Environmental
3. Building 6. Condo 9.			19. Water Influen				%		9. Condo
Financing			20. ShoreFront A				%		30. Blueberry(1-20
1. Convent 4. Seller 7.			Square Foot	Square Feet					31. Blueberry(21 -
2. FHA/VA 5. Private 8.			16. Water(3201-				%		32. Crop Land
3. Assumed 6. Cash 9. Unknown			17. Water SF Amen				%		33. Pasture
Validity			18. Water View				%		34. Shorefront B
1. Valid 4. Split 7. Multiple			19. Water Influen				%		35. Shorefront C
2. Related 5. Partial 8. Other			20. ShoreFront A				%		36. ANTENNA SITE
3. Distress 6. Exempt 9. Estate			Fract. Acre	Acreege/Sites					37. Softwood TG
1. Buyer 4. Agent 7. Family			21. Base Lot	20		0.21	100 %	0	38. Mixed Wood TG
2. Seller 5. Pub Rec 8. Other			22. Base Lot Vacan				%		39. Hardwood TG
3. Lender 6. MLS 9.			23. Base Lot Unpav				%		40. Wasteland
Verified			Acres				%		41. Woodland
1. Buyer 4. Agent 7. Family			24. Acres to 10				%		42. Mobile Home Si
2. Seller 5. Pub Rec 8. Other			25. Acres 11-30				%		43. Camp Site
3. Lender 6. MLS 9.			26. Acres 31-50				%		44. Lot Improvemen
			27. Acres 51& over				%		45. BA SF - Oce
			28. Acres 71 & Ove				%		46. SP Meadow Cond
			29. Woods (41+)				%		
			Total Acreege	0.21					



