

## PROPERTY LOCATION

| No | Alt No | Direction/Street/City    |
|----|--------|--------------------------|
| 7  |        | SUMMER STREET CT, NAHANT |

## OWNERSHIP

|           |                  |       |  |          |   |
|-----------|------------------|-------|--|----------|---|
| Owner 1:  | NICHOLS JOHN R   |       |  |          |   |
| Owner 2:  | O'DONNELL RITA A |       |  |          |   |
| Owner 3:  |                  |       |  |          |   |
| Street 1: | 7 SUMMER ST CT   |       |  |          |   |
| Street 2: |                  |       |  |          |   |
| Twn/City: | NAHANT           |       |  |          |   |
| St/Prov:  | MA               | Cntry |  | Own Occ: | Y |
| Postal:   | 01908            |       |  | Type:    |   |

## PREVIOUS OWNER

|           |       |  |  |
|-----------|-------|--|--|
| Owner 1:  |       |  |  |
| Owner 2:  |       |  |  |
| Street 1: |       |  |  |
| Twn/City: |       |  |  |
| St/Prov:  | Cntry |  |  |
| Postal:   |       |  |  |

## NARRATIVE DESCRIPTION

This parcel contains .136 ACRES of land mainly classified as ONE FAM with a CAPE Building built about 1981, having primarily CLAPBOARD Exterior and 1800 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 6 Rooms, and 2 Bdrms.

## OTHER ASSESSMENTS

| Code | Descrip/No | Amount | Com. Int |
|------|------------|--------|----------|
|      |            |        |          |
|      |            |        |          |
|      |            |        |          |

## PROPERTY FACTORS

| Item         | Code | Description | %   | Item    | Code | Description |
|--------------|------|-------------|-----|---------|------|-------------|
| Z            | R2   | RES 2       | 100 | water   | 1    | TYPCL       |
| o            |      |             |     | Sewer   |      |             |
| n            |      |             |     | Electri |      |             |
| Census: 2011 |      |             |     | Exmpt   |      |             |
| Flood Haz: C |      |             |     |         |      |             |
| D            |      |             |     | Topo    |      |             |
| s            |      |             |     | Street  |      |             |
| t            |      |             |     | Gas:    |      |             |

## LAND SECTION (First 7 lines only)

[illegible]

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - APNahant25

apro

2027

## IN PROCESS APPRAISAL SUMMARY

| Use Code                | Land Size | Building Value                 | Yard Items | Land Value | Total Value     | Legal Description | User Acct |
|-------------------------|-----------|--------------------------------|------------|------------|-----------------|-------------------|-----------|
| 101                     | 0.136     | 392,400                        | 500        | 456,200    | 849,100         |                   | GIS Ref   |
|                         |           |                                |            |            |                 |                   |           |
|                         |           |                                |            |            |                 |                   |           |
| Total Card              | 0.136     | 392,400                        | 500        | 456,200    | 849,100         | Entered Lot Size  | GIS Ref   |
| Total Parcel            | 0.136     | 392,400                        | 500        | 456,200    | 849,100         | Total Land:       |           |
| Source: Market Adj Cost |           | Total Value per SQ unit /Card: |            | 471.83     | /Parcel: 471.83 | Land Unit Type:   | Insp Date |

## PREVIOUS ASSESSMENT

| Tax Yr | Use | Cat | Bldg Value | Yrd Items | Land Size | Land Value | Total Value | Asses'd Value | Notes         | Date      |                 |         |
|--------|-----|-----|------------|-----------|-----------|------------|-------------|---------------|---------------|-----------|-----------------|---------|
| 2027   | 101 | NC  | 392,400    | 500       | .136      | 456,200    | 849,100     |               | Year End Roll | 9/21/2026 | <b>PRINT</b>    |         |
| 2026   | 101 | FV  | 365,700    | 500       | .136      | 456,200    | 822,400     |               | Year End Roll | 9/12/2025 |                 |         |
| 2026   | 101 | NC  | 365,700    | 500       | .136      | 456,200    | 822,400     |               | Year End Roll | 8/26/2025 | 10/21/26        | 20:10:2 |
| 2025   | 101 | FV  | 362,700    | 500       | .136      | 456,200    | 819,400     |               | Year End Roll | 9/5/2024  | <b>LAST REV</b> |         |
| 2025   | 101 | NC  | 362,700    | 500       | .136      | 456,200    | 819,400     |               | Year End Roll | 8/21/2024 |                 |         |
| 2024   | 101 | FV  | 344,600    | 500       | .136      | 438,700    | 783,800     | 783,800       | Year End Roll | 9/12/2023 | Date            | Time    |
| 2024   | 101 | NC  | 344,600    | 500       | .136      | 438,700    | 783,800     | 783,800       | Year End Roll | 9/5/2023  | 07/25/25        | 13:05:2 |
| 2023   | 101 | FV  | 314,400    | 500       | .136      | 386,000    | 700,900     | 700,900       | Final Value   | 8/10/2022 | appro           |         |

## SALES INFORMATION

[illegible]

## BUILDING PERMITS

[illegible]

## ACTIVITY INFORMATION

| Date      | Result                  | By  | Name      |
|-----------|-------------------------|-----|-----------|
| 1/4/2022  | PERMIT VISIT            | 122 | PATRIOT   |
| 4/7/2018  | MEASURED                | 336 | PATRIOT   |
| 1/5/2009  | PERMIT VISIT            | 122 | PATRIOT   |
| 1/25/2008 | MEASURED                | 364 | PATRIOT   |
| 1/13/2003 | PERMIT VISIT<br>FULL LM | 122 | PATRIOT   |
| 3/19/2001 |                         | 159 | ANNEMARIE |
| 6/12/1995 | PERMIT VISIT            | 122 | PATRIOT   |
| 6/24/1994 | PERMIT VISIT            | 122 | PATRIOT   |
| 6/30/1992 | PERMIT VISIT            | 163 | PATRIOT   |

**Sign:** \_\_\_\_\_ VERIFICATION OF VISIT NOT DATA \_\_\_\_\_/\_\_\_\_\_/\_\_\_\_\_



**USER DEFINED**

|   |                |  |
|---|----------------|--|
|   | Prior Id # 1:  |  |
|   | Prior Id # 2:  |  |
|   | Prior Id # 3:  |  |
|   | Prior Id # 1:  |  |
|   | Prior Id # 2:  |  |
|   | Prior Id # 3:  |  |
| 8 | Prior Id # 1:  |  |
|   | Prior Id # 2:  |  |
|   | Prior Id # 3:  |  |
|   | ASR Map:       |  |
|   | Fact Dist:     |  |
|   | Reval Dist:    |  |
|   | Year:          |  |
|   | LandReason:    |  |
|   | BldReason:     |  |
|   | CivilDistrict: |  |
|   | Ratio:         |  |
|   |                |  |
|   |                |  |

|         |                   |     |                         |  |        |     |
|---------|-------------------|-----|-------------------------|--|--------|-----|
| More: N | Total Yard Items: | 500 | Total Special Features: |  | Total: | 500 |
|---------|-------------------|-----|-------------------------|--|--------|-----|