

Assessment and Sales Report

Location & Ownership Information

Address:	9 Home Park Ave, Hopedale, MA 01747-1805		
Map Ref.:	M: 0012 B: 0026 L: 0	Zoning:	RB
Owner 1:	Matthew Deininger		
Owner 2:	Kara Czupryna		
Owner Address:	9 Home Park Ave, Hopedale, MA 01747-1805		

Property Information

Use:	1-Family Residence	Style:	Ranch
Levels:	1	Lot Size:	0.18 Acres (8000 sqft.)
Year Built:	1951	Total Area:	3469 sqft.
Total Rooms:	5	Living Area:	1498 sqft.
Bedrooms:	2	First Floor Area:	0 sqft.
Full Baths:	1	Addl Floor Area:	0 sqft.
Half Baths:	1	Attic Area:	0 sqft.
Roof Type:	Gable	Finished Basement:	0 sqft.
Heat Type:	Forced Hot Water	Basement:	1368 sqft.
Fuel Type:	Oil	Basement Type:	
Exterior:	Wood Side/Shingles	Attached Garage:	0
Foundation:		Other Garage:	0
Air Conditioned:	No	Fireplaces:	1
Condition:	Average		

Assessment Information

Last Sale Date:	8/13/2013	Last Sale Price:	\$259,900
Last Sale Book:	51346	Last Sale Page:	387
Map Ref.:	M: 0012 B: 0026 L: 0	Tax Rate (Res):	16.29
Land Value:	\$80,300	Tax Rate (Comm):	26.22
Building Value:	\$112,500	Tax Rate (Ind):	26.22
Misc Improvements:	\$0	Fiscal Year:	2014
Total Value:	\$192,800	Estimated Tax:	\$3,140.71

Sales History

Recent Sale #1

Sale Price:	\$259,900	Sale Date:	8/13/2013
Buyer Name:	Matthew Deininger	Seller Name:	John T Worthington
Lender Name:	Residential Mtg Svcs	Mortgage Amount:	\$246,905
Sale Book:	51346	Sale Page:	387

Recent Sale #2

Sale Price:	\$235,000	Sale Date:	6/17/2009
Buyer Name:	John T Worthington	Seller Name:	Deborah J Swift
Lender Name:	Phh Us Mortgage Corp	Mortgage Amount:	\$230,743
Sale Book:	44434	Sale Page:	29

Recent Sale #3

Sale Price:	\$185,000	Sale Date:	9/17/2001
Buyer Name:	William J Swift Sr	Seller Name:	Joseph G Hontz
Lender Name:	Milford Fed Svgs Bk	Mortgage Amount:	\$105,000
Sale Book:	24835	Sale Page:	174

Recent Sale #4

Lender Name:	Seller	Mortgage Amount:	\$123,700
Sale Book:	15346	Sale Page:	1
Mortgage History			
Recent Mortgage #1			
Buyer Name:	John T Worthington	Lender Name:	Home Svgs Of America
Mortgage Amount:	\$231,596	Mortgage Date:	10/29/2010
Mortgage Book:	46562	Mortgage Page:	158
Recent Mortgage #2			
Buyer Name:	Deborah J Swift	Lender Name:	Milford Fed Svgs Bk
Mortgage Amount:	\$50,000	Mortgage Date:	6/20/2003
Mortgage Book:	30476	Mortgage Page:	213
Recent Mortgage #3			
Buyer Name:	William J Swift Sr	Lender Name:	Milford Fed Svgs Bk
Mortgage Amount:	\$103,000	Mortgage Date:	3/3/2003
Mortgage Book:	29202	Mortgage Page:	361

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