



Property Record Card for Property ID: 053-045, Peabody, MA

Summary

<b>Parcel ID</b>	053-045	<b>Deed Book</b>	25247
<b>Property Address</b>	52 PULASKI ST	<b>Deed Page</b>	305
<b>Owner</b>	COLE JULIE	<b>Deed Date</b>	20051230
<b>Owner Address</b>	52 PULASKI ST PEABODY, MA 01960	<b>State Class Code</b>	101
<b>Building Value</b>	\$176,700	<b>Fiscal Year</b>	2010
<b>Land Value</b>	\$117,500	<b>Sale Date</b>	20051230
<b>Total Value</b>	\$294,200	<b>Sale Price</b>	\$380,000
<b>Acres</b>	0.125	<b>Zoning</b>	R1A
<b>Style</b>	OLD STYLE		

Income Summary

<b>Total Potential Gross Income</b>	\$0
<b>Total Effective Gross Income</b>	\$0
<b>Vacancy</b>	\$0
<b>Total Expenses</b>	\$0
<b>Total Net Operating Income</b>	\$0
<b>Cap Rate</b>	0

Interior

<b>Style</b>	OLD STYLE	<b>Total Living Area</b>	2048
<b>Year Built</b>	1850	<b>Rec Room Area</b>	0
<b>Story Height</b>	2	<b>Finished Basement Living Area</b>	0
<b>Bedrooms</b>	3	<b>True Total Living Area</b>	2048
<b>Full Baths</b>	3	<b>Fuel Type</b>	GAS
<b>Half Baths</b>	0	<b>Heating Type</b>	BASIC
<b>Total Rooms</b>	11	<b>System Type</b>	HOT WATER
<b>Additional Fixtures</b>	0	<b>Attic</b>	NONE

<b>Use Description 1</b>	<b>Gross Leasable Sq. Ft. 1</b>	0
<b>Use Description 2</b>	<b>Gross Leasable Sq. Ft. 2</b>	0
<b>Use Description 3</b>	<b>Gross Leasable Sq. Ft. 3</b>	0
<b>Use Description 4</b>	<b>Gross Leasable Sq. Ft. 4</b>	0
<b>Use Description 5</b>	<b>Gross Leasable Sq. Ft. 5</b>	0
<b>Use Description 6</b>	<b>Gross Leasable Sq. Ft. 6</b>	0
<b>Total Rentable Sq. Ft.</b>		0

Exterior

<b>Style</b>	OLD STYLE	<b>Setback</b>	= NBHD AVG
<b>Color</b>	2 - no desc avail.	<b>Street Condition 1</b>	PAVED

Walls ALUM/VINYL Front Traffic MEDIUM  
 Topography 1 LEVEL

### Buildings

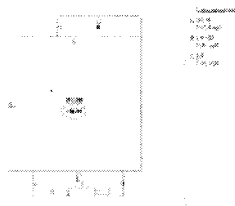
Type	Quantity	Year Built	Width	Length	Grade	Condition	Market Adjustment	Value
1	0	0	0	0			0	\$0
2	0	0	0	0			0	\$0
3	0	0	0	0			0	\$0
4	0	0	0	0			0	\$0
5	0	0	0	0			0	\$0
6	0	0	0	0			0	\$0
7	0	0	0	0			0	\$0

Total Value: \$0

### Sales History

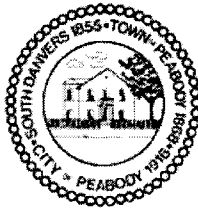
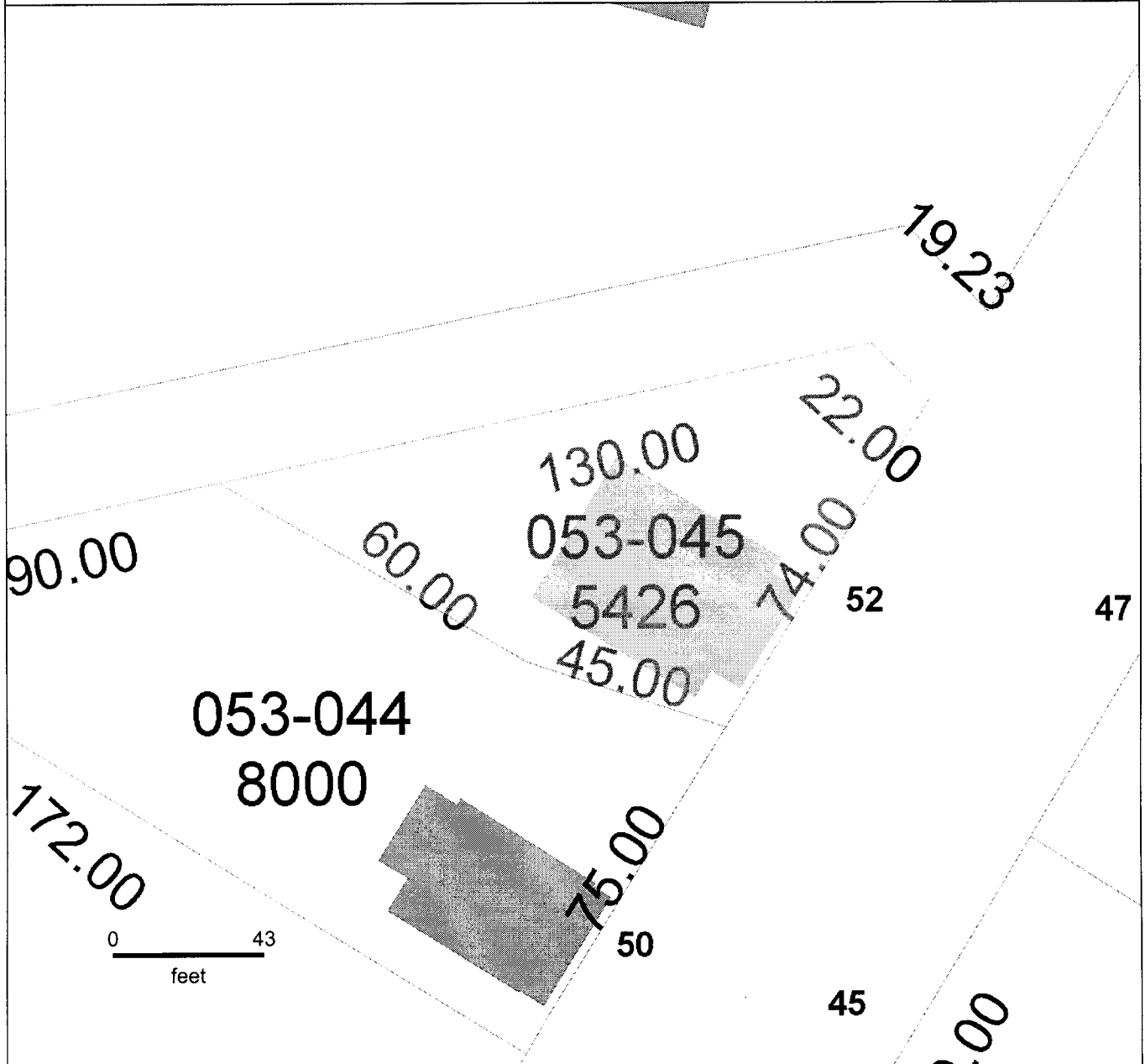
Date	Type	Price	Source	Validity
1 20051230	Land and Building	\$380,000	Other	VALID SALE
2 20050401	Land and Building	\$270,000	Other	SOLD MORE THAN ONCE IN YEAR
3 0	N/A	\$0	N/A	
4 0	N/A	\$0	N/A	
5 0	N/A	\$0	N/A	
6 0	N/A	\$0	N/A	
7 0	N/A	\$0	N/A	
8 0	N/A	\$0	N/A	
9 0	N/A	\$0	N/A	
10 0	N/A	\$0	N/A	

### Photos and Sketches



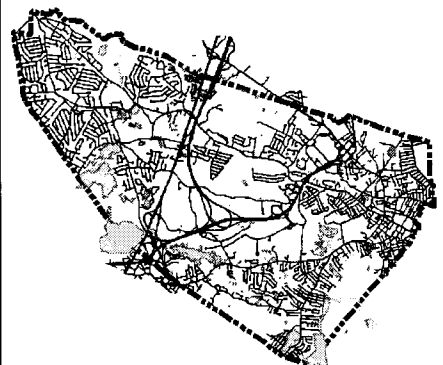
Printed 2/19/2010.

### Peabody GIS



MAP FOR REFERENCE ONLY  
NOT A LEGAL DOCUMENT

Because of different update schedules, current property assessments may not reflect recent changes to property boundaries. Check with the Board of Assessors to confirm boundaries used at time of assessment.



25

556

2010021100077 Bk:29274 Pg:475  
02/11/2010 10:48 DPO Pg 1/4  
MASSACHUSETTS EXCISE TAX  
Southern Essex District R00  
Date: 02/11/2010 10:48 AM  
ID: 777986 Doc# 20100211000770  
Fee: \$1,094.40 Cons: \$240,000.00

FORECLOSURE DEED


Property 52 Pulaski St, Peabody

Salem Five Cents Savings Bank, with a business address of 210 Essex Street, Salem, Massachusetts, holder of a mortgage from Julie L. Cole to Salem Five Mortgage Company, LLC dated December 30, 2005 and recorded with Essex County (Southern District) Registry of Deeds in Book 25247, Page 307, and as assigned to Salem Five Cents Savings Bank by Assignment of Mortgage recorded with said Deeds in Book 25247, Page 327, by the power conferred by said mortgage and every other power, for TWO HUNDRED FORTY THOUSAND AND 00/100 (\$240, 000.00) DOLLARS paid grants to

Salem Five Cents Savings Bank, 210 Essex Street, Salem, Massachusetts, the premises conveyed by said mortgage and located at 52 Pulaski Street, Peabody, Massachusetts.

The premises are conveyed subject to and with the benefit of all easements, restrictions, building and zoning laws, unpaid taxes, tax titles, water bills, municipal liens and assessments, rights of tenants and parties in possession, existing encumbrances, and all other claims in the nature of liens, now existing or hereafter arising, having priority over the mortgage, if any there be. The premises are also conveyed subject to the right of redemption of the United States of America, if any there be.

Witness the execution of the Salem Five Cents Savings Bank this 3rd day of February, 2010.

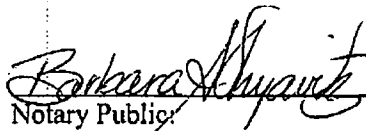
  
Virginia C. Browder, Vice-President of  
Salem Five Cents Savings Bank

*THE COMMONWEALTH OF MASSACHUSETTS*

Essex, ss.

February 3, 2010

On this 3rd day of February, 2010, before me, the undersigned notary, personally appeared the above-named Virginia C. Browder, Vice-President as aforesaid, and proved to me through satisfactory evidence of identification, which was my personal knowledge of her identity, to be the person signed on the proceeding or attached document in my presence, and who swore or affirmed to me that the contents of the document are truthful and accurate to the best of her knowledge and belief.

  
Notary Public

My Commission Expires: 28 March 2014

CHAPTER 183 SEC. 6 AS AMENDED BY CHAPTER 497 OF 1969

Every deed presented for record shall contain or have endorsed upon it the full name, residence and post office address of the grantee and a recital of the amount of the full consideration thereof in dollars or the nature of the other consideration therefor, if not delivered for a specific monetary sum. The full consideration shall mean the total price for the conveyance without deduction for any liens or encumbrances assumed by the grantee or remaining thereon. All such endorsements and recitals shall be recorded as part of the deed. Failure to comply with this section shall not affect the validity of any deed. No register of deeds shall accept a deed for recording unless it is in compliance with the requirement of this section.

AFFIDAVIT

I, Virginia C. Browder, Vice-President of Salem Five Cents Savings Bank named in the foregoing deed, make oath and say that the principal and interest obligations mentioned in the mortgage above referred to were not paid or tendered or performed when due or prior to the sale, and that the Salem Five Cents Savings Bank published on the


7<sup>th</sup> day of January, 2010, the 14<sup>th</sup> day of January, 2010 and the 21<sup>st</sup> day of January, 2010

in the Salem News, a newspaper or by its title page purporting to be published in the County of Essex, and having a circulation therein, a notice of which the following is a true copy


See Exhibit "A" annexed hereto and incorporated herein by reference.

Salem Five Cents Savings Bank complied with Chapter 244, Section 14 of Massachusetts General Laws, as amended, by mailing the required notices by Certified Mail, Return Receipt Requested.

Pursuant to said notice at the time and place therein appointed, February 2, 2010 at 10:00 A.M. upon the mortgaged premises, at which time and place Salem Five Cents Savings Bank sold the mortgaged premises at public auction by Daniel J. Flynn, an auctioneer with Daniel J. Flynn Auctioneers to Salem Five Cents Savings Bank, for TWO HUNDRED FORTY THOUSAND AND 00/100 (\$240, 000.00) DOLLARS, being the highest bid made therefore at said auction,

  
Virginia C. Browder, Vice-President of  
The Salem Five Cents Savings Bank

On this 3rd day of February, 2010, before me, the undersigned notary, personally appeared the above-named Virginia C. Browder, Vice-President as aforesaid, and proved to me through satisfactory evidence of identification, which was my personal knowledge of her identity, to be the person signed on the proceeding or attached document in my presence, and who swore or affirmed to me that the contents of the document are truthful and accurate to the best of her knowledge and belief.

  
Notary Public  
My Commission Expires: 28 March 2014