

State Tax Form 290
 Certificate: 36621
 Issuance Date: 12/08/2016

MUNICIPAL LIEN CERTIFICATE
 TOWN OF FRANKLIN, MA
 COMMONWEALTH OF MASSACHUSETTS

Requested by ERICA L. BELDEN, ESQ.
 TURK & QUIJANO, LLP
 639 GRANITE STREET, SUITE 305
 BRAINTREE, MA 02184

I certify from available information that all taxes, assessments and charges now payable that constitute liens as of the date of this certificate on the parcel of real estate specified in your application received on 11/28/2016 are listed below.

DESCRIPTION OF PROPERTY

Parcel ID: 268-190-000-000 29 R QUEEN ST
 TOWN OF FRANKLIN

WELLS FARGO BANK,
 C/O WELLS FARGO BANK
 1661 WORTHINGTON RD STE 100
 WEST PALM BEACH FL 33409

Land area : 0.13 AC
 Land Value : 177,600
 Impr Value : 25,200
 Land Use : 0
 Exemptions : 0
 Taxable Value: 202,800

Deed date: 10/20/2016 Book/Page: 34583-300
 Class: 101-ONE FAMILY

FISCAL YEAR 2017 2016 2015

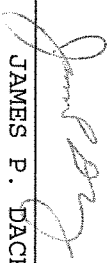
DESCRIPTION	2017	2016	2015
REAL ESTATE TAXES-RESIDENTIAL	\$1,470.30	\$3,411.85	\$3,236.60
PENALTY LIEN CP	\$.00	\$10.00	\$10.00
SEWER LIEN COMMITTED INTERES	\$.00	\$124.84	\$124.08
TRASH LIEN COMMITED INTERES	\$.00	\$787.60	\$787.60
TRASH LIEN PRINCIPAL	\$.00	\$34.24	\$33.40
WATER LIEN COMMITED INTERES	\$.00	\$216.00	\$212.00
WATER LIEN PRINCIPAL	\$.00	\$130.13	\$129.35
TOTAL BILLED:	\$1,470.30	\$5,535.66	\$5,354.03
Charges/Fees	\$.00	\$.00	\$.00
Abatements/Exemptions	\$.00	\$.00	\$.00
Payments/Credits	-\$1,470.30	-\$5,535.66	-\$5,354.03
Interest to 12/22/2016	\$.00	\$.00	\$.00
TOTAL BALANCE DUE:	\$.00	\$.00	\$.00

NOTE: Actual 2017 taxes not yet issued.

UNPAID UTILITY CHARGES: 12-16-15 -0- ACCOUNT #020571 (WATER SHUT OFF)

\$105.76 (TRASH ONLY) BILLING COVERS TRASH THRU 12-31-16

PLEASE BE ADVISED THAT TRASH AND RECYCLING CARTS ARE THE PROPERTY OF THE TOWN OF FRANKLIN AND SHALL REMAIN WITH THE PROPERTY. REPLACEMENT COST IS \$75.00 PER CART WHICH WILL BE ASSESSED AGAINST THE PROPERTY OWNER.


 JAMES P. DACEY
 TREASURER / COLLECTOR

THIS FORM APPROVED BY THE COMMISSIONER OF REVENUE