

No	Alt No	Direction/Street/City
213		ASPEN CR, LINCOLN

EXTERIOR INFORMATION

Type:	CONDO-GRDN
Sty Ht:	1 - 1
(Liv) Units:	1 Total: 1
Foundation:	CONCRETE
Frame:	WOOD
Prime Wall:	WOOD
Sec Wall:	
Roof Struct:	GABLE
Roof Cover:	ASPHALT
Color:	
View /Desir:	AVERAGE

INTERIOR INFORMATION

Avg Ht/FL:	STD
Prim Int Wal:	DRYWALL
Sec Int Wall:	
Partition:	TYPICAL
Prim Floors:	CARPET
Sec Floors:	
Bsmnt Flr:	
Bsmnt Gar:	
Electric:	TYPICAL
Insulation:	TYPICAL
Int vs Ext:	S
Heat Fuel:	ELECTRIC
Heat Type:	HEAT PUMP
# Heat Sys:	1
% Heated:	100 % AC: 100
Solar HW:	NO Central Vac: Yes
% Com Wal:	0 % Sprinkled 0

TAX DISTRICT

OWNERSHIP

Owner 1:	VOGT TR SUSAN
Street 1:	1 WILDWOOD ST
Twn/City:	WINCHESTER
St/Prov:	MA Cntry Own Occ: Y
Postal:	01890 Type:

ACTIVITY INFORMATION

Date	Result	By	Name
3/3/2004	M&L COMPLETE	615	D VELUTTI
5/23/1997	MEAS+INSPCTD	600	PA

PROPERTY FACTORS

Item	Code	Descip	%	Item	Code	Descip
Z				U	A	SEPTIC
o				t		
n				i		
Exmpt:						

GENERAL INFORMATION

Grade:	AVG. (+)
Year Blt:	1976 Eff Yr Blt:
Alt LUC:	Alt %:
Jurisdic:	Fact:
Const Mod:	
Lump Sum Adj:	

BATH FEATURES

Full Bath:	2 Rating: AVERAGE
A Bath:	Rating:
3/4 Bath:	Rating:
A 3QBth:	Rating:
1/2 Bath:	Rating:
A HBth:	Rating:
OthrFix:	1 Rating: AVERAGE

CONDO INFORMATION

Location:	INTERIOR	Phys Cond:	Average	11.50%
Unit #:		Functional:		%
Floor:	1ST FLOOR	Economic:		%
% Own:	0.017999999	Special:		%
Name:	2 - FARRAR POND	Override:		%
Total:				11.5%

DEPRECIATION

Town Of Lincoln
ParcelID
98 104 213
Pat Acct
2508

OTHER FEATURES

Kits:	1 Rating: GOOD
A Kits:	Rating:
Frpl:	1 Rating: AVERAGE
WSFlue:	Rating:

IN PROCESS APPRAISAL SUMMARY

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value
102	410,800	3,000	0.000		413,800
Total Card	410,800	3,000	0.000		413,800
Total Parcel	410,800	3,000	0.000		413,800
Source:	Market Adj Cost	Total Assmnt per SQ unit /Card:	202.99	/Parcel:	202.99

REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

Print Date/Time

10/09/09 20:07:01

PREVIOUS ASSESSMENT

Tax Yr	Use	Building Value	Yard Items	Land Size	Land Value	Total Value	Total Assessed
2009	102	441,500	4,800			446,300	446,300
2008	102	476,700	4,800			481,500	481,500

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Nal Desc	Sale Price	V	Tst	Verif	Assoc PCL Value
NOVAK KALMAN TR	52145-533		1/28/2009	CONVIENCE		1	No	No	
CHAMBERLIN CALV	33057-387		6/14/2001		389900	No	No		

SPEC FEATURES/YARD ITEMS

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Ass'd Value
03	CONDO-CPT	Y		1		A	AV	1976	6,000.00	T	49.5	102		FP	3,000			3,000
More:	N	Total Yard Items:		3,000	Total Special Features:					Total:		3,000						

LAND SECTION

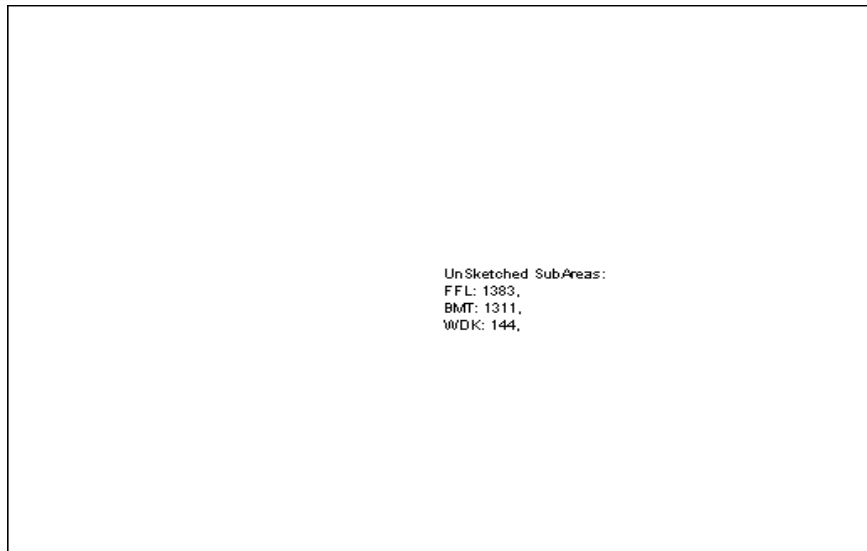
Code	Description	Fact	Units	Depth/PrUni	Unit Type	Land Type	Factor	Base	Price	Adj	NBC	N.INF	N.Mod	Inf1	%	Inf2	%	Inf3	%	Appraised	Alt Clas	%	Spec	J	Fact	Use Value	Notes
102	CONDO		0		SQUARE FE	PRIME SITE		0	0.	0.000	FP																
Total AC/HA:	0.00000	Total SF/SM:	0.00	Parcel LUC:	102	CONDO	Prime NB Desc	FARRAR P	Total:		Spl Credit	Total:		More:	N												

REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

No	Unit	RMS	BRS	FL	Sub Area	% Usbl	Descip	% Type	Qu	# Ten
1		5	2	1	BMT	100	FLA	50	A	



BUILDING PERMITS CARD 1 of 1 **TOTAL ASSESSED: 413,800**

Date	Number	Descip	Amount	C/O	Last Visit	Fed Code	F. Descip	Comment

SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
FFL	1ST FLOOR	1,383	188.600	266,162
BMT	BASEMENT	1,311	68.370	89,631
WDK	WOOD DECK	144	24.150	3,477

CALC SUMMARY

Basic \$ / SQ:	165.00
Size Adj.:	1.16637743
Const Adj.:	0.98000002
Adj \$ / SQ:	188.603
Grade Factor:	1.12
Other Features:	36996
Neighborhood Inf:	1.05999994
LUC Factor:	1.00
Adj Total:	464127
Depreciation:	53375
Depreciated Total:	410753
Juris. Factor:	
Special Features:	0
Final Total:	410800

RES BREAKDOWN

Net Sketched Area:	2,838	Total:			
Size Ad	1383.0000	Gross Area	2838	FinArea	2039

COMMENTS **Legal Description**

.018% COMMON INTEREST	2664
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