

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

**OWNERSHIP**

Owner 1: MEADE ANNE K  
 Street 1: 235 ASPEN CR  
 Twn/City: LINCOLN  
 St/Prov: MA Cntry Own Occ: Y  
 Postal: 01773 Type:

**ACTIVITY INFORMATION**

Date	Result	By	Name
2/12/20	MEAS+INSPCTD	100	B MORGAN
3/27/2004	ENTRY DENIED	615	D VELUTTI

**PROPERTY FACTORS**

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

Exmpt:

**CONDO INFORMATION**

Location: INTERIOR Phys Cond: Average 11.50%  
 Unit #: Functional: %  
 Floor: 1ST FLOOR Economic: %  
 % Own: 0.018999999 Special: %  
 Name: 2 - FARRAR POND Override: %  
 Total: 11.5%

**IN PROCESS APPRAISAL SUMMARY**

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value
102	420,500	3,000	0.000		423,500
Total Card	420,500	3,000	0.000		423,500
Total Parcel	420,500	3,000	0.000		423,500

Source: Market Adj Cost Total Assmnt per SQ unit /Card: 195.20 /Parcel: 195.20

**PREVIOUS ASSESSMENT**

Tax Yr	Use	Building Value	Yard Items	Land Size	Land Value	Total Value	Total Assessed
2009	102	454,200	4,800			459,000	459,000
2008	102	485,400	4,800			490,200	490,200

**SALES INFORMATION**

Grantor	Legal Ref	Type	Date	Nal Desc	Sale Price	V	Tst	Verif	Assoc PCL Value
CARMAN ELEANOR	33337-179		7/27/2001		389000	No	No		
EDMUND A. HELLE	15426-338		1/31/1984		145000	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

**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

**GENERAL INFORMATION**

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

**Town Of Lincoln**

ParcelID  
 98 104 235  
 Pat Acct  
 2521

**INTERIOR INFORMATION**

Avg Ht/FL: STD  
 Prim Int Wal: DRYWALL  
 Sec Int Wall: %  
 Partition: TYPICAL  
 Prim Floors: HARDWOOD  
 Sec Floors: CARPET 25%  
 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

**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

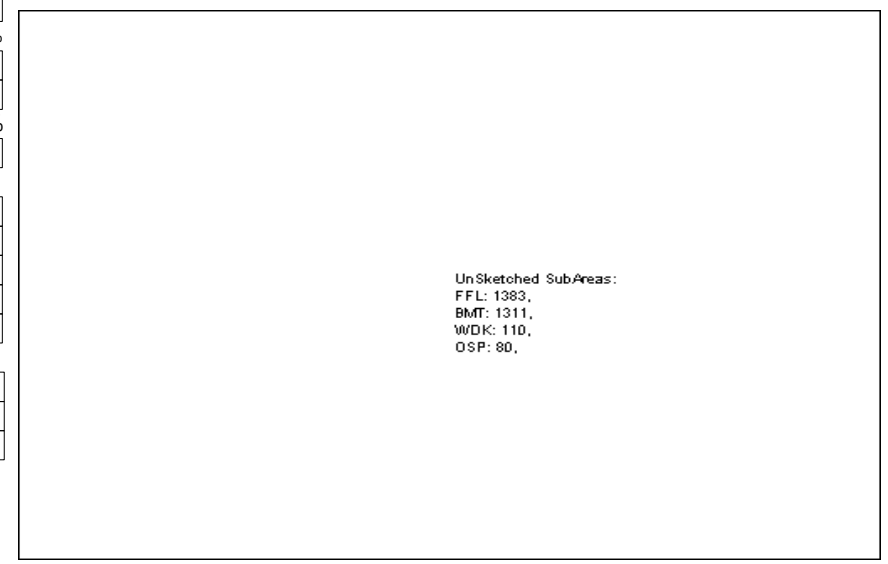
**OTHER FEATURES**

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

**REMODELING**

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

**TAX DISTRICT** [ ]



**BUILDING PERMITS CARD 1 of 1 TOTAL ASSESSED: 423,500**

Date	Number	Descip	Amount	C/O	Last Visit	Fed Code	F. Descip	Comment
7/22/2008	4013	MANUAL		C				install wood stove
6/28/2002	2526	RENOVATI	78,758	C	6/21/2003			kitchen & basement

**SUB AREA**

Code	Description	Area - SQ	Rate - AV	Undepr Value
FFL	1ST FLOOR	1,383	191.430	270,154
BMT	BASEMENT	1,311	66.520	87,211
WDK	WOOD DECK	110	27.200	2,993
OSP	SCRN PORCH	80	22.500	1,800

Net Sketched Area: 2,884 Total:  
 Size Ad 1383.0000 Gross Area 2884 FinArea 2170

**RES BREAKDOWN SUB AREA DETAIL**

No	Unit	RMS	BRS	FL	Sub Area	% Usbl	Descip	% Type	Qu	# Ten
	1	5	2	1	BMT	100	RRM	60	A	

**CALC SUMMARY**

Basic \$ / SQ:	165.00
Size Adj.:	1.16637743
Const Adj.:	0.99470001
Adj \$ / SQ:	191.432
Grade Factor:	1.12
Other Features:	43443
Neighborhood Inf:	1.05999994
LUC Factor:	1.00
Adj Total:	475115
Depreciation:	54638
Depreciated Total:	420477
Juris. Factor:	
Special Features:	0
Final Total:	420500

**COMMENTS Legal Description**

.019% COMMON INTEREST . 3095