

Map Lot Sublot Building Unit CARD

PROPERTY LOCATION

No	Alt No	Direction/Street/City
34		TABOR HILL RD, LINCOLN

OWNERSHIP

Owner 1:	INGARD SVEN ERIK
Owner 2:	INGARD SUSAN STRAKA
Owner 3:	
Street 1:	34 TABOR HILL RD
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: Y
Postal:	01773 Type:

PREVIOUS OWNER

Owner 1:	INGARD SVEN ERIK -
Owner 2:	-
Street 1:	24 TABOR HILL RD
Twn/City:	LINCOLN
St/Prov:	MA Cntry
Postal:	01773-2906

NARRATIVE DESCRIPTION

This parcel contains 2. ACRES of land mainly classified as ONE FAM with a SPLIT LEVEL Building built about 1956, having primarily CLAPBOARD Exterior and 2658 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 8 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R-1	Single Fam	100	water	B	CESSPL
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street	1	PAVED
t				Gas:	4	MEDIUM

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	ONE FAM		80000		SQUARE FE	PRIME SITE		0	11.98	1.00	R4									958,400						958,400	
101	ONE FAM		0.163		ACRES	EXCESS ACRE		0	35,000.	1.00	R4									5,705						5,700	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	2.000	279,100	12,400	964,100	1,255,600
Total Card 2.000 279,100 12,400 964,100 1,255,600					
Total Parcel 2.000 279,100 12,400 964,100 1,255,600					
Source: Market Adj Cost		Total Value per SQ unit /Card: 472.39		/Parcel: 472.39	

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2025	101	FV	262,900	11600	2.	936,100	1,210,600		Year End Roll	12/2/2024
2024	101	FV	262,900	11600	2.	916,900	1,191,400		Year end	11/9/2023
2023	101	FV	243,100	11600	2.	744,900	999,600	999,600	Year end	11/3/2022
2022	101	FV	225,100	11600	2.	689,700	926,400	926,400	Year End Roll	10/19/2021
2021	101	FV	197,900	11600	2.	644,900	854,400	854,400	Year End Roll	10/15/2020
2020	101	FV	204,200	11600	2.	668,900	884,700	884,700	Year End Roll	9/26/2019
2019	101	FV	197,900	11600	2.	651,300	860,800	860,800	Create Final va	6/4/2019
2018	101	FV	197,900	11600	2.	651,300	860,800	860,800	Year End Roll	9/28/2017

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
INGARD SVEN ERI	41102-515		10/3/2003	CONVENIENC	99	No	No		
K. UNO INGARD	18525-1		9/8/1987	FAMILY	235,000	No	No		

BUILDING PERMITS

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

ACTIVITY INFORMATION

Date	Result	By	Name
1/16/2025	MEAS/EXT INS	6	JN
9/9/2013	MEAS/EXT INS	25	D ERSKINE
6/30/2007	MEAS/EXT INS	616	D MANZELLO
10/13/1998	MEAS/EXT INS	602	
11/22/1995	MEAS+INSPCTD	607	

Sign: VERIFICATION OF VISIT NOT DATA



USER DEFINED

Prior Id # 1:	49 10 0
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

