

140

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1 of 1

RESIDENTIAL

Town Of Lincoln

APPRaised: 1,810,900 / 1,810,900
USE VALUE: 1,810,900 / 1,810,900
ASSESSed: 1,810,900 / 1,810,900

Map

Lot

Sublot

Building

Unit

CARD

PROPERTY LOCATION

Table with columns: No, Alt No, Direction/Street/City. Row 1: 109, , OLD CONCORD RD, LINCOLN

OWNERSHIP

Table with columns: Owner 1, Owner 2, Owner 3, Street 1, Street 2, Town/City, St/Prov, Postal, Type. Row 1: COMJEAN MARLIES, , , 109 OLD CONCORD ROAD, , LINCOLN, MA, Cntry, Own Occ: Y, 01773, Type:

PREVIOUS OWNER

Table with columns: Owner 1, Owner 2, Street 1, Town/City, St/Prov, Postal. Row 1: , , , , ,

NARRATIVE DESCRIPTION

This parcel contains 3.8 ACRES of land mainly classified as ONE FAM with a CONTEMPORARY Building built about 1962, having primarily WOOD Exterior and 3019 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 1 HalfBath, 9 Rooms, and 5 Bdrms.

OTHER ASSESSMENTS

Table with columns: Code, Descrip/No, Amount, Com. Int. Row 1: , , ,

PROPERTY FACTORS

Table with columns: Item, Code, Description, %, Item, Code, Description. Row 1: Z, R-1, Single Fam, 100, water, A, SEPTIC. Row 2: o, , , , Sewer, , . Row 3: n, , , , Electri, , . Row 4: Census: Exmpt. Row 5: Flood Haz: . Row 6: D, , , , Topo, , . Row 7: s, , , , Street, 1, PAVED. Row 8: t, , , , Gas, 4, MEDIUM.

LAND SECTION (First 7 lines only)

Table with columns: 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. Row 1: 101, ONE FAM, , 80000, , SQUARE FE, PRIME SITE, 0, 13.03, 1.00, R5, , , , , 1,042,400, , , , , 1,042,400. Row 2: 101, ONE FAM, , 1.363, , ACRES, EXCESS ACRE, 0, 35,000, 1.00, R5, , , , , 47,705, , , , , 47,700. Row 3: 101, ONE FAM, , 0.6, , ACRES, UNDEV, 0.2, 35,000, 0.20, R5, , , , , 4,200, , , , , 4,200, Wetland.

IN PROCESS APPRAISAL SUMMARY

Table with columns: Use Code, Land Size, Building Value, Yard Items, Land Value, Total Value. Row 1: 101, 3.800, 713,200, 3,400, 1,094,300, 1,810,900. Row 2: Total Card, 3.800, 713,200, 3,400, 1,094,300, 1,810,900. Row 3: Total Parcel, 3.800, 713,200, 3,400, 1,094,300, 1,810,900. Row 4: Source: Market Adj Cost, Total Value per SQ unit /Card: 599.83, /Parcel: 599.83.

PREVIOUS ASSESSMENT

Table with columns: Tax Yr, Use, Cat, Bldg Value, Yrd Items, Land Size, Land Value, Total Value, Asses'd Value, Notes, Date. Rows: 2025-2018 with various values and notes like 'Year End Roll', 'Year end', 'Create Final va', 'Year End Roll'.

SALES INFORMATION

Table with columns: Grantor, Legal Ref, Type, Date, Sale Code, Sale Price, V, Tst, Verif, Notes. Row 1: BRUCE COMJEAN, 19697-584, , 3/14/1989, FAMILY, , No, No, ,

BUILDING PERMITS

Table with columns: Date, Number, Descrip, Amount, C/O, Last Visit, Fed Code, F. Descrip, Comment. Rows: 6/14/2007, 5/12/2000, 5/12/2000, 6/25/1999, 4/22/1999, 10/20/1998, 4/7/1998.

ACTIVITY INFORMATION

Table with columns: Date, Result, By, Name. Rows: 2/22/2017, 6/10/2008, 6/5/2001, 4/17/2000, 6/26/1999, 6/6/1998, 4/20/1996.

Sign: VERIFICATION OF VISIT NOT DATA



Table with columns: USER DEFINED, Prior Id # 1, Prior Id # 2, Prior Id # 3, ASR Map, Fact Dist, Reval Dist, Year, LandReason, BldReason, CivilDistrict, Ratio.

Total AC/HA: 3.79955 Total SF/SM: 165508 Parcel LUC: 101 ONE FAM Prime NB Desc RES CAT 5 Total: 1,094,305 Spl Credit Total: 1,094,300

