

103

13

0

19

19B

1 of 1

CONDOS

Town Of Lincoln

APPRaised:

Total Card /

Total Parcel

575,200 /

575,200 /

USE VALUE:

575,200 /

575,200 /

ASSESSed:

575,200 /

575,200 /

Map

Lot

Sublot

Building

Unit

CARD

PROPERTY LOCATION

No	Alt No	Direction/Street/City
19	B	SOUTH COMMONS, LINCOLN

OWNERSHIP

Owner 1:	KAGANSKY ILYA
Owner 2:	
Owner 3:	
Street 1:	19B SOUTH COMMONS
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry
Postal:	01773-1114

PREVIOUS OWNER

Owner 1:	THOMAS NANCY -
Owner 2:	-
Street 1:	19B SOUTH COMMONS
Twn/City:	LINCOLN
St/Prov:	MA Cntry
Postal:	01773-1114

NARRATIVE DESCRIPTION

This parcel contains . ACRES of land mainly classified as CONDO with a CONDO-TNHS Building built about 1995, having primarily CLAPBOARD Exterior and 1232 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 5 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z				water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

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
102	CONDO		0		SQUARE FE	PRIME SITE		0	0.	0.00	BR																

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
102	0.000	575,200			575,200
Total Card	0.000	575,200			575,200
Total Parcel	0.000	575,200			575,200
Source:	Market Adj Cost	Total Value per SQ unit /Card:	466.88	/Parcel:	466.88

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2025	102	FV	540,700	0	.		540,700		Year End Roll	12/2/2024
2024	102	FV	506,100	0	.		506,100		Year end	11/9/2023
2023	102	FV	482,000	0	.		482,000	482,000	Year end	11/3/2022
2022	102	FV	471,300	0	.		471,300	471,300	Year End Roll	10/19/2021
2021	102	FV	437,700	0	.		437,700	437,700	Year End Roll	10/15/2020
2020	102	FV	405,300	0	.		405,300	405,300	Year End Roll	9/26/2019
2019	102	FV	392,300	0	.		392,300	392,300	Create Final va	6/4/2019
2018	102	FV	392,300	0	.		392,300	392,300	Year End Roll	9/28/2017

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
THOMAS NANCY,	39378-277		5/30/2003		357,500	No	No		
KRAPF LYNNE A,	33909-440		10/26/2001		325,000	No	No		
LINCOLN HOUSE A	26792-178		10/31/1996		197,826	No	No		

BUILDING PERMITS

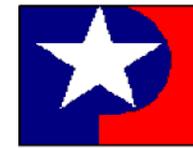
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
7/12/1995	764-95	MANUAL	70,000	C	7/1/1996			NW CONDO

ACTIVITY INFORMATION

Date	Result	By	Name
12/3/2024	MEAS/EXT INS	6	JN
4/24/2012	MEAS/EXT INS	25	D ERSKINE
5/1/2004	M&L COMPLETE	615	

Sign: VERIFICATION OF VISIT NOT DATA

Total:		SpI Credit		Total:	
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Patriot
Properties Inc.

USER DEFINED

Prior Id # 1:	6 10 19B
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:	

!1628!

PRINT

Date	Time
09/26/25	16:48:04

LAST REV

Date	Time
02/14/25	12:57:54

apro	1628
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