

103

13

0

19

19D

1 of 1

CONDOS

Town Of Lincoln

APPRAISED:

Total Card /

Total Parcel

700,500 /

700,500 /

USE VALUE:

700,500 /

700,500 /

ASSESSED:

700,500 /

700,500 /

Map

Lot

Sublot

Building

Unit

CARD

PROPERTY LOCATION

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

OWNERSHIP

Owner 1:	FASCIANO REBECCA
Owner 2:	
Owner 3:	
Street 1:	19D SOUTH COMMONS
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: Y
Postal:	01773 Type:

PREVIOUS OWNER

Owner 1:	KJAERGAARD - FRANK
Owner 2:	WANG - TINA Y
Street 1:	19D SOUTH COMMONS
Twn/City:	LINCOLN
St/Prov:	MA Cntry
Postal:	01773

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 1904 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 1 HalfBath, 7 Rooms, and 4 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	700,500			700,500
Total Card	0.000	700,500			700,500
Total Parcel	0.000	700,500			700,500
Source:	Market Adj Cost	Total Value per SQ unit /Card:	367.98	/Parcel:	367.98

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2025	102	FV	658,800	0	.		658,800		Year End Roll	12/2/2024
2024	102	FV	616,600	0	.		616,600		Year end	11/9/2023
2023	102	FV	587,300	0	.		587,300	587,300	Year end	11/3/2022
2022	102	FV	575,500	0	.		575,500	575,500	Year End Roll	10/19/2021
2021	102	FV	534,500	0	.		534,500	534,500	Year End Roll	10/15/2020
2020	102	FV	494,900	0	.		494,900	494,900	Year End Roll	9/26/2019
2019	102	FV	479,200	0	.		479,200	479,200	Create Final va	6/4/2019
2018	102	FV	479,200	0	.		479,200	479,200	Year End Roll	9/28/2017

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
KJAERGAARD,FRA	83646-395		1/3/2025		775,000	No	No		
DIAZ RUBEN,	47774-91		7/7/2006		520,000	No	No		
NEWTON KENNETH	39785-469		7/2/2003		442,000	No	No		
LINCOLN HSE ASS	26240-485		4/19/1996		244,190	No	No		

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
5/27/2021	R-21-0107	WINDOWS	1,157	C				Install 2 solid vi
10/9/2020	R-20-0178	WINDOWS	13,365	C				Replace 27 windows
7/20/2017	6800	RENO-ADD	26,000	C				Finish a portion o
12/16/2013	5621	FINISH B	17,798	C	5/22/2014			remodel a portion
1/25/2013	5311	RENOVATI	75,000	C	6/25/2013			remodel kit & 2 bt
7/12/1995	766-95	MANUAL	70,000	C	7/1/1996			NW CONDO

ACTIVITY INFORMATION

Date	Result	By	Name
12/3/2024	MEAS/EXT INS	6	JN
1/10/2019	PERMIT VISIT	622	K Cuoco
12/12/2018	PERMIT VISIT	622	K Cuoco
11/14/2018	PERMIT VISIT	622	K Cuoco
5/22/2014	MEAS/EXT INS	25	D ERSKINE
6/25/2013	MEAS/EXT INS	25	D ERSKINE
4/24/2012	MEAS/EXT INS	25	D ERSKINE
5/1/2004	M&L COMPLETE	615	

Sign: VERIFICATION OF VISIT NOT DATA

Total AC/HA:	0.00000	Total SF/SM:	0	Parcel LUC:	102	CONDO	Prime NB Desc	BATTLE	Total:		SpI Credit		Total:	
--------------	---------	--------------	---	-------------	-----	-------	---------------	--------	--------	--	------------	--	--------	--

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - Lincoln

meadorse

2026



Patriot Properties Inc.

USER DEFINED

Prior Id # 1:	6 10 19D
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:	

!1630!

PRINT

Date	Time
09/26/25	16:48:20

LAST REV

Date	Time
02/14/25	12:59:41

apro 1630

