

103

13

0

8

8B

1 of 1

CONDOS

Town Of Lincoln

APPRaised:

Total Card /

Total Parcel

293,600 /

USE VALUE:

293,600 /

293,600

ASSESSed:

226,200 /

226,200

Map

Lot

Sublot

Building

Unit

CARD

PROPERTY LOCATION

No	Alt No	Direction/Street/City
8	B	NORTH COMMONS, LINCOLN

OWNERSHIP

Owner 1:	GOODWIN MARGARET M
Owner 2:	
Owner 3:	
Street 1:	8B NORTH COMMONS
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: Y
Postal:	01773-1115 Type:

PREVIOUS OWNER

Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry
Postal:	

NARRATIVE DESCRIPTION

This parcel contains . ACRES of land mainly classified as CONDO with a CONDO-TNHS Building built about 1991, having primarily CLAPBOARD Exterior and 1095 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		A		SEPTIC
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
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	293,600			293,600
Total Card	0.000	226,200			226,200
Total Parcel	0.000	226,200			226,200
Source:	Market Adj Cost	Total Value per SQ unit /Card: 206.58		/Parcel:	206.58

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2025	102	FV	265,900	0	.		265,900		Year End Roll	12/2/2024
2024	102	FV	204,500	0	.		204,500		Year end	11/9/2023
2023	102	FV	194,700	0	.		194,700	194,700	Year end	11/3/2022
2022	102	FV	175,900	0	.		175,900	175,900	Year End Roll	10/19/2021
2021	102	FV	159,900	0	.		159,900	159,900	Year End Roll	10/15/2020
2020	102	FV	148,000	0	.		148,000	148,000	Year End Roll	9/26/2019
2019	102	FV	143,300	0	.		143,300	143,300	Create Final va	6/4/2019
2018	102	FV	143,300	0	.		143,300	143,300	Year End Roll	9/28/2017

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
LINCOLN HOUSE A	21281-204		7/11/1991	OTHER	86,000	No	No		

BUILDING PERMITS

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

ACTIVITY INFORMATION

Date	Result	By	Name
11/25/2024	MEAS/EXT INS	6	JN
4/24/2012	MEAS/EXT INS	25	D ERSKINE
5/24/1996	MEAS+INSPCTD	606	
7/14/1994	INSPECTED	601	

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:	
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Patriot
Properties Inc.

USER DEFINED

Prior Id # 1:	6 10 8B
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:	

!1713!

PRINT

Date	Time
09/26/25	16:58:08

LAST REV

Date	Time
02/14/25	14:04:14

apro	1713
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