

152

49

0

1 of 1

RESIDENTIAL

Town Of Lincoln

APPRaised: 1,050,900 / 1,050,900
USE VALUE: 1,050,900 / 1,050,900
ASSESSed: 1,050,900 / 1,050,900

Map

Lot

Sublot

Building

Unit

CARD

PROPERTY LOCATION

Table with columns: No, Alt No, Direction/Street/City. Row 1: 7, TOWER RD, LINCOLN

OWNERSHIP

Table with columns: Owner 1, Owner 2, Owner 3, Street 1, Street 2, Twn/City, St/Prov, Postal, Type. Includes owner names like FIORE MICHAEL and MALCOLM CAROLINE.

PREVIOUS OWNER

Table with columns: Owner 1, Owner 2, Street 1, Twn/City, St/Prov, Postal, Type. Includes owner names like THOMPSON - ANDREW and REBOLA-THOMPSON - ANNMARIE.

NARRATIVE DESCRIPTION

This parcel contains .3 ACRES of land mainly classified as ONE FAM with a COLONIAL Building built about 1904, having primarily WOOD SHING Exterior and 1644 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 1 HalfBath, 8 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

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

PROPERTY FACTORS

Table with columns: Item, Code, Description, %, Item, Code, Description. Includes items like water, Sewer, Electric, Exmpt, Topo, Street, Gas.

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.

IN PROCESS APPRAISAL SUMMARY

Table with columns: Use Code, Land Size, Building Value, Yard Items, Land Value, Total Value. Includes Total Card and Total Parcel rows.

PREVIOUS ASSESSMENT

Table with columns: Tax Yr, Use, Cat, Bldg Value, Yrd Items, Land Size, Land Value, Total Value, Asses'd Value, Notes, Date. Includes years from 2018 to 2025.

SALES INFORMATION

Table with columns: Grantor, Legal Ref, Type, Date, Sale Code, Sale Price, V, Tst, Verif, Notes. Includes sales to THOMPSON,ANDREW, BRUENNER,DAVID, Raggio,Gabriel, EST. DORA ROBIN.

BUILDING PERMITS

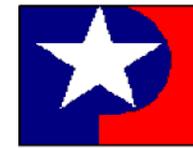
Table with columns: Date, Number, Descrip, Amount, C/O, Last Visit, Fed Code, F. Descrip, Comment. Includes permits for RENO-ADD, MANUAL, RENOVATI.

ACTIVITY INFORMATION

Table with columns: Date, Result, By, Name. Includes activities like MEAS/EXT INS, MEAS+INSPCTD, FIELDREV CHG.

Sign: VERIFICATION OF VISIT NOT DATA

Total: 717,847 SpL Credit Total: 717,800



Patriot Properties Inc.

USER DEFINED

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

PRINT

Date Time 09/26/25 17:07:30

LAST REV

Date Time 09/01/20 10:44:56

apro 1787

EXTERIOR INFORMATION

Type:	6	- COLONIAL
Sty Ht:	2	- 2
(Liv) Units:	1	Total: 1
Foundation:	3	- BRK OR STN
Frame:	1	- WOOD
Prime Wall:	1	- WOOD SHING
Sec Wall:		%
Roof Struct:	3	- GAMBREL
Roof Cover:	1	- ASPHALT
Color:		
View / Desir:		

GENERAL INFORMATION

Grade:	B-	- GOOD (-)
Year Blt:	1904	Eff Yr Blt:
Alt LUC:		Alt %:
Jurisdict:		Fact:
Const Mod:		
Lump Sum Adj:		

INTERIOR INFORMATION

Avg Ht/FL:	STD	
Prim Int Wal:	1	- DRYWALL
Sec Int Wall:		%
Partition:	T	- TYPICAL
Prim Floors:	3	- HARDWOOD
Sec Floors:		%
Bsmnt Flr:		
Subfloor:		
Bsmnt Gar:		
Electric:	3	- TYPICAL
Insulation:	2	- TYPICAL
Int vs Ext:	S	
Heat Fuel:	2	- GAS
Heat Type:	3	- FORCED H/W
# Heat Sys:	1	
% Heated:	100	% AC: 100
Solar HW:	NO	Central Vac: NO
% Com Wal:	0	% Sprinkled: 0

BATH FEATURES

Full Bath:	1	Rating: AVERAGE
A Bath:	1	Rating: GOOD
3/4 Bath:		Rating:
A 3QBth:		Rating:
1/2 Bath:	1	Rating: AVERAGE
A HBth:		Rating:
OthrFix:	1	Rating: AVERAGE

OTHER FEATURES

Kits:	1	Rating: GOOD
A Kits:		Rating:
Frpl:	1	Rating: AVERAGE
WSFlue:	1	Rating: AVERAGE

CONDO INFORMATION

Location:		
Total Units:		
Floor:	1	- 1ST FLOOR
% Own:		
Name:		

DEPRECIATION

Phys Cond:	VG	- Very Good	17.5%
Functional:			%
Economic:			%
Special:			%
Override:			%
Total:			17.5%

CALC SUMMARY

Basic \$ / SQ:	129.00
Size Adj.:	1.11487472
Const Adj.:	1.00979996
Adj \$ / SQ:	145.228
Other Features:	62826
Grade Factor:	1.20
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	402317
Depreciation:	70405
Depreciated Total:	331912

COMMENTS

ORIG A BARN

RESIDENTIAL GRID

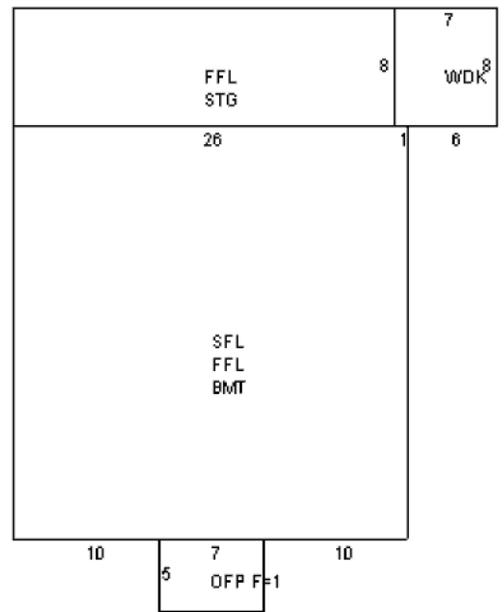
1st Res Grid	Desc:	Line 1	# Units	1
Level	FY LR DR D K FR RR BR FB HB L O			
Other				
Upper				
Lvl 2				
Lvl 1				
Lower				
Totals	RM:	8	BR:	4
	Bath:	1	HB:	1

REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

No Unit	RMS	BRS	FL
1	8	4	
Totals			
1	8	4	

SKETCH**SUB AREA**

Code	Description	Area - SQ	Rate - AV	Undepr Value	
FFL	1ST FLOOR	964	145.230	140,000	
BMT	BASEMENT	756	36.310	27,448	
SFL	2ND FLOOR	680	145.230	98,813	
STG	STORAGE	208	16.050	3,338	
WDK	WOOD DECK	56	40.660	2,277	
OFF	OPEN PORCH	35	16.050	562	
Net Sketched Area:		2,699	Total:	272,438	
Size Ad	1644.3999	Gross Area	2775	Fin Area	1644

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
SFL	90				0

MOBILE HOME

Make:		Model:		Serial #:		Year:		Color:	
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SPEC FEATURES/YARD ITEMS

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value
3	GARAGE	D	Y	1	180	F	PR	1940	34.67	T	80	101			1,200			1,200

PARCEL ID

152 49 0

More:	N	Total Yard Items:	1,200	Total Special Features:		Total:	1,200
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IMAGE

AssessPro Patriot Properties, Inc

