

Map

Lot

Sublot

Building

Unit

CARD

PROPERTY LOCATION

No	Alt No	Direction/Street/City
61		SOUTH GREAT RD, LINCOLN

OWNERSHIP

Owner 1:	BRUMME TR PETER E
Owner 2:	BRUMME TR MARIE C
Owner 3:	BRUMME FAMILY REALTY TRUST
Street 1:	61 SOUTH GREAT ROAD
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: Y
Postal:	01773 Type:

PREVIOUS OWNER

Owner 1:	BRUMME - PETER E
Owner 2:	BRUMME - MARIE C
Street 1:	61 SOUTH GREAT ROAD
Twn/City:	LINCOLN
St/Prov:	MA Cntry
Postal:	01773

NARRATIVE DESCRIPTION

This parcel contains 11.46 ACRES of land mainly classified as ONE FAM with a COLONIAL Building built about , having primarily WOOD SHING Exterior and 7657 Square Feet, with 0 Unit, 4 Baths, 0 3/4 Bath, 1 HalfBath, 8 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R-1	Single Fam	100	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
101	ONE FAM		80000		SQUARE FE	PRIME SITE		0	9.98	1.00	R3									798,400						798,400	
101	ONE FAM		1.003		ACRES	EXCESS ACRE		0	35,000.	1.00	R3									35,105						35,100	
101	ONE FAM		8.62		ACRES	UNDEV	0.2	0	35,000.	0.20	R3									60,340						60,300	Wetland

Total AC/HA:	11.45955	Total SF/SM:	499178	Parcel LUC:	101	ONE FAM	Prime NB Desc	RES CAT 3	Total:	893,845	SpI Credit	Total:	893,800
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IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	11.460	1,071,300		893,800	1,965,100
Total Card	11.460	1,071,300		893,800	1,965,100
Total Parcel	11.460	1,071,300		893,800	1,965,100
Source:	Market Adj Cost	Total Value per SQ unit /Card:	256.64	/Parcel:	256.64

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2025	101	FV	1,010,600	0	11.46	870,600	1,881,200		Year End Roll	12/2/2024
2024	101	FV	996,200	0	11.46	841,800	1,838,000		Year end	11/9/2023
2023	101	FV	989,000	0	11.46	781,800	1,770,800	1,770,800	Year end	11/3/2022
2022	101	FV		0	11.46	714,600	714,600	714,600	Year End Roll	10/19/2021
2021	101	FV	1,153,000	0	11.46	641,800	1,794,800	1,794,800	Year End Roll	10/15/2020
2020	130	FV		0	11.46	641,800	641,800	641,800	Year End Roll	9/26/2019
2019	130	FV		0	11.46	624,200	624,200	624,200	Create Final va	6/4/2019
2018	130	FV		0	11.46	624,200	624,200	624,200	Year End Roll	9/28/2017

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
BRUMME,PETER E	82577-597		3/18/2024	CONVENIENC	99	No	No		
ALLEN RUTH TR,	31878-195		9/29/2000		1,325,000	No	No		
SYDNEY DALRYMPL	17394-333		9/15/1986		657,000	No	No		

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
10/1/2019	R-19-0161	NEW HOME	1,150,000	C	5/18/2021			Single family home
11/17/2000	2129	DEMOLITI		C	5/9/2001			home demolished 11

ACTIVITY INFORMATION

Date	Result	By	Name
1/31/2022	CERT OF OCC	1	H M SCHEID
11/5/2020	ABATE-INSPEC	624	W Coelho
6/9/2020	QUESTIONNAIR	624	W Coelho
5/9/2001	ABATE-INSPEC	600	
5/14/1996	MEAS+INSPCTD	606	
4/13/1996	MEAS/EXT INS	606	

Sign: VERIFICATION OF VISIT NOT DATA



Patriot Properties Inc.

USER DEFINED

Prior Id # 1:	81 2 0
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:	

Legal Description	User Acct
1463	0
	GIS Ref
	GIS Ref
Entered Lot Size	
Total Land:	
Land Unit Type:	

Parcel ID 159 16 0

Date	Time
09/26/25	17:45:26
Date	Time
04/22/24	15:26:11
apro	
2078	

PAT ACCT.

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