

PROPERTY LOCATION

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

OWNERSHIP

Owner 1:	ELLISON FAMILY LIMITED PARTNER
Owner 2:	
Owner 3:	
Street 1:	247 LONGWOOD RD
Street 2:	
Twn/City:	SEBRING
St/Prov:	FL Cntry Own Occ: Y
Postal:	33870 Type:

PREVIOUS OWNER

Owner 1:	Martin Tr - Robert Torrence
Owner 2:	Martin Tr - Margaret Mutchler
Street 1:	152 South Great Rd
Twn/City:	Lincoln
St/Prov:	MA Cntry
Postal:	01773-4118

NARRATIVE DESCRIPTION

This parcel contains 1. ACRES of land mainly classified as ONE FAM with a ANTIQUE Building built about 1780, having primarily CLAPBOARD Exterior and 2516 Square Feet, with 1 Unit, 3 Baths, 0 3/4 Bath, 0 HalfBath, 11 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		43560		SQUARE FE	PRIME SITE		0	8.76	1.59	R2									605,034						605,000	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	1.000	356,900	12,500	605,000	974,400
Total Card 1.000 356,900 12,500 605,000 974,400					
Total Parcel 1.000 356,900 12,500 605,000 974,400					
Source: Market Adj Cost		Total Value per SQ unit /Card:		387.28	/Parcel: 387.28

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2025	101	FV	334,600	8700	1.	598,800	942,100		Year End Roll	12/2/2024
2024	101	FV	328,800	8700	1.	587,100	924,600		Year end	11/9/2023
2023	101	FV	278,500	8700	1.	552,500	839,700	839,700	Year end	11/3/2022
2022	101	FV	245,400	9000	1.	500,700	755,100	755,100	Year End Roll	10/19/2021
2021	101	FV	259,900	9000	1.	431,700	700,600	700,600	Year End Roll	10/15/2020
2020	101	FV	263,900	9000	1.	438,600	711,500	711,500	Year End Roll	9/26/2019
2019	101	FV	257,800	9000	1.	424,100	690,900	690,900	Create Final va	6/4/2019
2018	101	FV	257,800	9000	1.	424,100	690,900	690,900	Year End Roll	9/28/2017

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
Martin Tr,Rober	59826-443		8/23/2012		555,000	No	No		
MARTIN ROBERT T	27818-272		10/30/1997	CONVENIENC	99	No	No		HER 1/2 INT
MARTIN ROBERT T	27818-237		10/30/1997	CONVENIENC	99	No	No		HIS 1/2 INT
MARTIN ROBERT T	27818-201		10/30/1997	CONVENIENC	99	No	No		TENANTS IN COMMON
	9059-287		11/19/1957		21,500	No	No		

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
10/23/2013	5581	MANUAL	300	C				sheet metal work t
4/1/2013	5353	RENOVATI	24,000	C				rebuild chimney an
1/18/2013	5304	RENOVATI	25,000	C	6/11/2013			remodel 2 baths, c
7/20/2000	2024	ROOF		C	6/30/2001			
6/28/1994	510-94	ADDITION	4,000	C	8/30/1995			

ACTIVITY INFORMATION

Date	Result	By	Name
3/6/2025	MEAS/EXT INS	6	JN
6/11/2013	MEAS/EXT INS	25	D ERSKINE
12/2/2010	MEAS/EXT INS	25	D ERSKINE
7/8/2006	MEAS/EXT INS	615	
5/21/1996	MEAS+INSPCTD	606	
4/12/1996	MEAS/EXT INS	606	
8/30/1995	PERMIT VISIT	606	
5/1/1991	INSPECTED	601	

Sign: VERIFICATION OF VISIT NOT DATA



USER DEFINED

Prior Id # 1:	96 26 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:	

