

Map Lot Sublot

Building Unit

CARD

PROPERTY LOCATION

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

OWNERSHIP

Owner 1:	LARIMER JEFFREY D
Owner 2:	LARIMER KRISTEN
Owner 3:	
Street 1:	146 SOUTH GREAT RD
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: Y
Postal:	01773-4118 Type:

PREVIOUS OWNER

Owner 1:	CAMPOBASSO - CYNTHIA
Owner 2:	-
Street 1:	146 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 CAPE Building built about 1949, having primarily WOOD SHING Exterior and 2244 Square Feet, with 1 Unit, 3 Baths, 0 3/4 Bath, 0 HalfBath, 9 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	

Total AC/HA:	1.00000	Total SF/SM:	43560	Parcel LUC:	101	ONE FAM	Prime NB Desc	RES CAT 2	Total:	605,034	SpI Credit	Total:	605,000
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IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	1.000	592,800	16,800	605,000	1,214,600
Total Card	1.000	592,800	16,800	605,000	1,214,600
Total Parcel	1.000	592,800	16,800	605,000	1,214,600
Source:	Market Adj Cost	Total Value per SQ unit /Card:		541.39	/Parcel: 541.39

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2025	101	FV	558,800	15600	1.	598,800	1,173,200		Year End Roll	12/2/2024
2024	101	FV	555,700	15600	1.	587,100	1,158,400		Year end	11/9/2023
2023	101	FV	488,400	15600	1.	552,500	1,056,500	1,056,500	Year end	11/3/2022
2022	101	FV	431,900	20100	1.	500,700	952,700	952,700	Year End Roll	10/19/2021
2021	101	FV	245,400	20100	1.	431,700	697,200	697,200	Year End Roll	10/15/2020
2020	101	FV	220,000	20100	1.	438,600	678,700	678,700	Year End Roll	9/26/2019
2019	101	FV	214,200	20100	1.	424,100	658,400	658,400	Create Final va	6/4/2019
2018	101	FV	214,200	20100	1.	424,100	658,400	658,400	Year End Roll	9/28/2017

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
CAMPOBASSO,CYNT	1583-92		10/2/2020		1,165,000	No	No		
HERSH,JAY S	1474-123		7/13/2015		641,000	No	No		
GUSTAFSON J KEN	1221-107		5/19/2000		539,000	No	No		
LINK WILLIAM JR	844-23		12/14/1973		47,000	No	No		

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
1/13/2021	R-21-0007	ROOF	10,960	C				Strip & re-roof wi
3/6/2019	R-19-0011	FINISH B	20,000	C				Remodel basement a
12/7/2017	6936	BATH	20,000	C	1/25/2019			Reconfigure master
7/27/2017	6806	ROOF	5,000	C				Strip & re-roof sh
10/26/2012	5208	SOLAR PA	7,000	C	12/7/2012			install solar pane
4/9/2002	2468	RENOVATI	10,000	C	6/17/2003			interior living ar
11/14/2000	2126	GARAGE	27,800	C	3/30/2002			5/19/01 5%

ACTIVITY INFORMATION

Date	Result	By	Name
7/15/2021	QUESTIONNAIR	624	W Coelho
6/8/2020	QUESTIONNAIR	624	W Coelho
2/6/2019	PERMIT VISIT	622	K Cuoco
1/14/2019	PERMIT VISIT	622	K Cuoco
1/6/2016	MEAS+INSPCTD	618	G BOURGAULT
10/23/2007	MEAS+INSPCTD	100	
6/17/2003	ENTRY DENIED	615	
7/6/2002	MEAS/EXT INS	613	
3/30/2002	MEAS/EXT INS	615	

Sign: VERIFICATION OF VISIT NOT DATA



USER DEFINED

Prior Id # 1:	96 28 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
1803	0
	GIS Ref
	GIS Ref
Entered Lot Size	
Total Land:	
Land Unit Type:	

Parcel ID 160 47 0

!2418!

PRINT

Date	Time
09/26/25	18:34:50

LAST REV

Date	Time
08/02/21	10:02:40

apro

2418

PAT ACCT.

