

Map

Lot

Sublot

Building

Unit

CARD

PROPERTY LOCATION

No	Alt No	Direction/Street/City
336		HEMLOCK CR, LINCOLN

OWNERSHIP

Owner 1:	BRIEDIS TR JOHN
Owner 2:	
Owner 3:	JOHN BRIEDIS INHERITANCE TRUST
Street 1:	30 BEDFORD RD
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: Y
Postal:	01773 Type:

PREVIOUS OWNER

Owner 1:	Tally Tr - Michaela A
Owner 2:	Tally Tr - Barbara D
Street 1:	336 Hemlock Cr
Twn/City:	Lincoln
St/Prov:	MA Cntry
Postal:	01773-4925

NARRATIVE DESCRIPTION

This parcel contains . ACRES of land mainly classified as CONDO with a CONDO-GRDN Building built about 1977, having primarily WOOD Exterior and 2094 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 6 Rooms, and 3 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	FP																

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
102	0.000	822,100	2,600		824,700
Total Card 0.000 822,100 2,600 824,700					
Total Parcel 0.000 822,100 2,600 824,700					
Source: Market Adj Cost		Total Value per SQ unit /Card: 393.84		/Parcel: 393.84	

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2025	102	FV	761,000	2400	.		763,400		Year End Roll	12/2/2024
2024	102	FV	716,900	2400	.		719,300		Year end	11/9/2023
2023	102	FV	668,100	2400	.		670,500	670,500	Year end	11/3/2022
2022	102	FV	594,800	3100	.		597,900	597,900	Year End Roll	10/19/2021
2021	102	FV	591,600	3100	.		594,700	594,700	Year End Roll	10/15/2020
2020	102	FV	591,600	3100	.		594,700	594,700	Year End Roll	9/26/2019
2019	102	FV	530,200	3100	.		533,300	533,300	Create Final va	6/4/2019
2018	102	FV	530,200	3100	.		533,300	533,300	Year End Roll	9/28/2017

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
Tally Tr,Michae	60891-384		1/3/2013		456,000	No	No		
TALLY BARBARA D	49140-507		3/19/2007	FAMILY	100	No	No		
WHITE, JOHN W.	25534-171		8/1/1995		400,000	No	No		
BOVEY MARTIN	19166-521		7/1/1988		375,000	No	No		

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
2/5/2021	R-21-0021	WINDOWS	15,000	C				Replace 5 windows

ACTIVITY INFORMATION

Date	Result	By	Name
11/20/2024	MEAS/EXT INS	6	JN
4/16/2012	MEAS/EXT INS	25	D ERSKINE
3/6/2004	M&L COMPLETE	615	
12/7/1996	MEAS+INSPCTD	600	
4/29/1996	MEAS/EXT INS	606	
12/14/1989	INSPECTED	601	

Sign: VERIFICATION OF VISIT NOT DATA

Total AC/HA: 0.00000 Total SF/SM: 0 Parcel LUC: 102 CONDO Prime NB Desc FARRAR P Total: SpI Credit Total:



Patriot Properties Inc.

USER DEFINED

Prior Id # 1:	98 105 336
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:	

PRINT

Date Time
09/26/25 18:52:18

LAST REV

Date Time
01/28/25 11:20:23

apro
2545

