

175

6

0

2

11

1 of 1

CONDOS

Town Of Lincoln

APPRAISED: 758,900 / 758,900
USE VALUE: 758,900 / 758,900
ASSESSED: 758,900 / 758,900

Map

Lot

Sublot

Building

Unit

CARD

PROPERTY LOCATION

Table with columns: No, Alt No, Direction/Street/City. Row 1: 11, BIRCHWOOD LN, LINCOLN

OWNERSHIP

Table with columns: Owner 1, Owner 2, Owner 3, Street 1, Street 2, Twn/City, St/Prov, Postal. Row 1: RUSH TR HELEN M, HELEN M RUSH TRUST, 11 BIRCHWOOD LN, LINCOLN, MA, 01773

PREVIOUS OWNER

Table with columns: Owner 1, Owner 2, Street 1, Twn/City, St/Prov, Postal. Row 1: RUSH - ROBERT P, RUSH - HELEN M, 11 BIRCHWOOD LN, LINCOLN, MA, 01773

NARRATIVE DESCRIPTION

This parcel contains . ACRES of land mainly classified as CONDO with a CONDO-TNHS Building built about 1979, having primarily CLAPBOARD Exterior and 2308 Square Feet, with 1 Unit, 3 Baths, 0 3/4 Bath, 0 HalfBath, 7 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Table with columns: Code, Descrp/No, Amount, Com. Int. (Empty table)

PROPERTY FACTORS

Table with columns: Item, Code, Description, %, Item, Code, Description. Row 1: Z, water, A, SEPTIC. Row 2: o, Sewer. Row 3: n, Electri. Row 4: Census: Exmpt. Row 5: Flood Haz:. Row 6: D, Topo. Row 7: s, Street 1, PAVED. Row 8: t, Gas: 4, MEDIUM

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. Row 1: 102 CONDO, 0, SQUARE FE, PRIME SITE, 0, 0.00, LR, 1.00

IN PROCESS APPRAISAL SUMMARY

Table with columns: Use Code, Land Size, Building Value, Yard Items, Land Value, Total Value. Row 1: 102, 0.000, 749,600, 9,300, 758,900. Row 2: Total Card, 0.000, 749,600, 9,300, 758,900. Row 3: Total Parcel, 0.000, 749,600, 9,300, 758,900. Row 4: Source: Market Adj Cost, Total Value per SQ unit /Card: 328.85, /Parcel: 328.85

PREVIOUS ASSESSMENT

Table with columns: Tax Yr, Use, Cat, Bldg Value, Yrd Items, Land Size, Land Value, Total Value, Asses'd Value, Notes, Date. Rows: 2025-2018 with various values and notes like 'Year End Roll', 'Year end', 'Create Final va', 'Year End Roll'

SALES INFORMATION

Table with columns: Grantor, Legal Ref, Type, Date, Sale Code, Sale Price, V, Tst, Verif, Notes. Rows: RUSH,ROBERT P (2/21/2014), MORSS CHARLES A (5/26/2004), MORSS, CHARLES (9/11/1996), ROSSBACH LEOPOL (5/22/1986)

BUILDING PERMITS

Table with columns: Date, Number, Descrp, Amount, C/O, Last Visit, Fed Code, F. Descrp, Comment. (Empty table)

ACTIVITY INFORMATION

Table with columns: Date, Result, By, Name. Rows: 12/9/2021 INSPECTED (5 TB), 4/11/2012 MEAS/EXT INS (25 D ERSKINE), 3/13/2004 M&L COMPLETE (615), 5/19/1999 MEAS+INSPCTD (605 BOA), 5/27/1997 MEAS/EXT INS (600), 5/2/1996 MEAS/EXT INS (606), 5/1/1987 INSPECTED (601)

Sign: VERIFICATION OF VISIT NOT DATA

Table with columns: Legal Description, User Acct, GIS Ref, Entered Lot Size, Total Land:, Land Unit Type: (Empty table)

Parcel ID 175 6 0 2 11

!2587!
PRINT
Date Time
09/26/25 18:58:30
LAST REV
Date Time
01/07/22 13:34:13
apro
2587



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: (Empty table)

Total AC/HA: 0.00000 Total SF/SM: 0 Parcel LUC: 102 CONDO Prime NB Desc LINCRDGE Total: Spl Credit Total:

