

171

24

0

4

3

1 of 1

CONDOS

Town Of Lincoln

APPRaised:

Total Card /

Total Parcel

256,400 /

256,400 /

256,400 /

USE VALUE:

ASSESSed:

256,400 /

256,400 /

256,400 /

256,400 /

Map

Lot

Sublot

Building

Unit

CARD

PROPERTY LOCATION

No	Alt No	Direction/Street/City
0		GREENRIDGE LN, LINCOLN

OWNERSHIP

Owner 1:	LINCOLN RIDGE ESTATES LLC
Owner 2:	
Owner 3:	
Street 1:	78 HANCOCK STREET
Street 2:	
Twn/City:	BRAINTREE
St/Prov:	MA Cntry
Postal:	02184 Type:

PREVIOUS OWNER

Owner 1:	MASSACHUSETTS CENTERS INC -
Owner 2:	-
Street 1:	PO BOX 1100
Twn/City:	BEDFORD
St/Prov:	MA Cntry
Postal:	01730-1100

NARRATIVE DESCRIPTION

This parcel contains . ACRES of land mainly classified as CONDO with a CONDO-GRDN Building built about 1965, having primarily BRICK VENTR Exterior and 772 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 4 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R-4	Planned Dev	100	water	A	SEPTIC
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	9	VARIED
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
102	CONDO		0		SQUARE FE	PRIME SITE

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
102	0.000	256,400			256,400
Total Card		0.000	256,400		256,400
Total Parcel		0.000	256,400		256,400
Source:		Market Adj Cost	Total Value per SQ unit /Card: 332.12		/Parcel: 332.12

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2025	102	FV	240,900	0	.		240,900		Year End Roll	12/2/2024
2024	102	FV	224,000	0	.		224,000		Year end	11/9/2023
2023	102	FV	224,000	0	.		224,000	224,000	Year end	11/3/2022
2022	102	FV	214,500	0	.		214,500	214,500	Year End Roll	10/19/2021
2021	102	FV	204,800	0	.		204,800	204,800	Year End Roll	10/15/2020
2020	102	FV	204,800	0	.		204,800	204,800	Year End Roll	9/26/2019
2019	102	FV	193,500	0	.		193,500	193,500	Create Final va	6/4/2019
2018	102	FV	193,500	0	.		193,500	193,500	Year End Roll	9/28/2017

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
MASSACHUSETTS C	46676-85		12/16/2005	CHD>SALE	7,000,000	No	No		

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment

ACTIVITY INFORMATION

Date	Result	By	Name
11/20/2024	EXTRIOR ONLY	6	JN
4/10/2012	MEAS/EXT INS	25	D ERSKINE

Sign: VERIFICATION OF VISIT NOT DATA

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



Patriot
Properties Inc.

USER DEFINED

Prior Id # 1:	104 1 15
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	19:16:03

LAST REV

Date	Time
04/23/25	09:16:30

apro
2749

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