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108

1 of 1

CONDOS

Town Of Lincoln

APPRaised: 245,300 / 245,300
USE VALUE: 245,300 / 245,300
ASSESSed: 245,300 / 245,300

Map

Lot

Sublot

Building

Unit

CARD

PROPERTY LOCATION

Table with columns: No, Alt No, Direction/Street/City. Row 1: 82, VIRGINIA RD, LINCOLN

OWNERSHIP

Table with columns: Owner 1, Owner 2, Owner 3, Street 1, Street 2, TwN/City, St/Prov, Postal, Type. Row 1: COULES ELIZABETH, 82 VIRGINIA RD UNIT 108, LINCOLN, MA, 01773

PREVIOUS OWNER

Table with columns: Owner 1, Owner 2, Street 1, TwN/City, St/Prov, Postal. Row 1: MINUTEMAN COMMONS CONDOMINIUM - , 51 SLEEPER STREET, BOSTON, MA, 02210

NARRATIVE DESCRIPTION

This parcel contains . ACRES of land mainly classified as CONDO with a CONDO-GRDN Building built about 2006, having primarily CLAPBOARD Exterior and 1263 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 5 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

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

PROPERTY FACTORS

Table with columns: Item, Code, Description, %, Item, Code, Description. Rows: Z (water), o (Sewer), n (Electri), Census (Exmpt), Flood Haz, D (Topo), s (Street), t (Gas)

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 MC

IN PROCESS APPRAISAL SUMMARY

Table with columns: Use Code, Land Size, Building Value, Yard Items, Land Value, Total Value. Row 1: 102, 0.000, 245,300, 245,300. Summary rows: Total Card, Total Parcel, Source: Market Adj Cost, Total Value per SQ unit /Card: 194.22, /Parcel: 194.22

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'

SALES INFORMATION

Table with columns: Grantor, Legal Ref, Type, Date, Sale Code, Sale Price, V, Tst, Verif, Notes. Rows: MINUTEMAN COMMO (4/16/2008, SALE RESTRIC, 144,000), SMITH, LAWRENCE (1/21/2005, 1,000,000)

BUILDING PERMITS

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

ACTIVITY INFORMATION

Table with columns: Date, Result, By, Name. Rows: 12/4/2024 MEAS/EXT INS (6, JN), 4/18/2012 MEAS/EXT INS (25, D ERSKINE), 6/19/2007 PERMIT VISIT (100)

Sign: VERIFICATION OF VISIT NOT DATA

Parcel ID 103 3 0 A 108

Table with columns: Legal Description, User Acct, GIS Ref, Entered Lot Size, Total Land, Land Unit Type. Row 1: MINUTEMAN COMMON CONDOS UNIT A108, 12/04/24

Table with columns: User Acct, GIS Ref, Insp Date, USER DEFINED. Row 1: !2778!, Prior Id # 1: 5 3 8

PRINT

Table with columns: Date, Time. Row 1: 09/26/25, 19:20:15

LAST REV

Table with columns: Date, Time. Row 1: 01/14/25, 14:41:54

apro 2778

Table with columns: ASR Map, Fact Dist, Reval Dist, Year, LandReason, BldReason, CivilDistrict, Ratio. (Empty table)



