

PROPERTY LOCATION

No	Alt No	Direction/Street/City
82		VIRGINIA RD, LINCOLN

OWNERSHIP

OWNERSHIP			Unit #:	D 304
Owner 1:	BOISSEAU RAYMOND PAUL			
Owner 2:				
Owner 3:				
Street 1:	259 BISHOP FOREST DRIVE			
Street 2:				
Twn/City:	WALTHAM			
St/Prov:	MA	Cntry		Own Occ:
Postal:	02452		Type:	

PREVIOUS OWNER

Owner 1:	MINUTEMAN COMMONS CONDOMINIUM -		
Owner 2:	-		
Street 1:	51 SLEEPER STREET		
Twn/City:	BOSTON		
St/Prov:	MA	Cntry	
Postal:	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 1250 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 5 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z				water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

[illegible]

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
102	0.000	425,400			425,400
Total Card	0.000	425,400			425,400
Total Parcel	0.000	425,400			425,400
Source:	Market Adj Cost	Total Value per SQ unit /Card:		340.32	/Parcel: 340.32

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value
2025	102	FV	401,800	0	.		401,800	
2024	102	FV	404,200	0	.		404,200	
2023	102	FV	400,900	0	.		400,900	400,900
2022	102	FV	398,600	0	.		398,600	398,600
2021	102	FV	393,600	0	.		393,600	393,600
2020	102	FV	353,600	0	.		353,600	353,600
2019	102	FV	332,800	0	.		332,800	332,800
2018	102	FV	332,800	0	.		332,800	332,800

SALES INFORMATION

[illegible]

BUILDING PERMITS

[illegible]

ACTIVITY INFORMATION

Date	Result	By	Name
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

/ /

Legal Description		User Acct
MINUTEMAN COMMON CONDOS UNIT D304		
		GIS Ref
		GIS Ref
	Entered Lot Size	
	Total Land:	
	Land Unit Type:	
		Insp Date
		12/04/24

!2800!

PRINT

Date	Time
09/26/25	19:23:27

LAST REV

Date	Time
01/14/25	15:40:1

apro

2800

USER DEFINED

Prior Id # 1:	5 3 30
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:	



Patriot
Properties Inc.

