



PROPERTY LOCATION

No	Alt No	Direction/Street/City
47		FARRAR RD, LINCOLN

OWNERSHIP

Owner 1:	KLING JOHN D
Owner 2:	
Owner 3:	
Street 1:	C/O SHARON KLING
Street 2:	466 CROSS ST
Twn/City:	CARLISLE
St/Prov:	MA Cntry Own Occ: Y
Postal:	01741 Type:

PREVIOUS OWNER

Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry
Postal:	

NARRATIVE DESCRIPTION

This Parcel contains 1. ACRES of land mainly classified as ONE FAM with a(n) RANCH Building Built about 1952, Having Primarily WOOD SHING Exterior and ASPHALT Roof Cover, with 1 Units, 1 Baths, 1 HalfBaths, 0 3/4 Baths, 8 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Descip	%	Item	Code	Descip
Z	R1	Residential	100	U	A	SEPTIC
o				t		
n				l		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street	1	PAVED
t				Traffic	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
101	ONE FAM		43560		SQUARE FE	PRIME SITE		0	6.78	1.586	R3									468,281						468,300	

IN PROCESS APPRAISAL SUMMARY

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value	Legal Description	User Acct
101	163,500	600	1.000	468,300	632,400		
Total Card						Entered Lot Size	
Total Parcel						Total Land:	
Source: Market Adj Cost						Land Unit Type:	
Total Value per SQ unit /Card: 296.29						/Parcel: 296.29	

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2018	101	FV	163,500	600	1.	468,300	632,400	632,400	Year End Roll	9/28/2017
2017	101	FV	180,200	600	1.	442,000	622,800	622,800	Year End Roll	9/29/2016
2016	101	FV	178,500	600	1.	428,900	608,000	608,000	Year End Roll	1/14/2016
2015	101	FV	175,000	600	1.	397,100	572,700	572,700	Year End	10/2/2014
2014	101	FV	168,000	600	1.	355,700	524,300	524,300	Year End Roll	1/23/2014
2013	101	FV	164,500	600	1.	345,300	510,400	510,400	Year End Roll	10/25/2012
2012	101	FV	164,500	600	1.	379,900	545,000	545,000	Year End	1/26/2012
2011	101	FV	169,800	600	1.	386,100	556,500	556,500	Year End	2/10/2011

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
	7852-340		1/19/1952			0	No	No		

BUILDING PERMITS

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

ACTIVITY INFORMATION

Date	Result	By	Name
5/17/2017	INFO AT DOOR	4	JG
6/19/2008	MEAS/EXT INS	25	D ERSKINE
10/27/2001	M&L COMPLETE	615	D VELUTTI
4/15/1996	MEAS+INSPCTD	606	J SMITH
5/31/1991	INSPECTED	601	PAUL MARSH

Sign: VERIFICATION OF VISIT NOT DATA

