



Patriot Properties Inc.

PROPERTY LOCATION

No	Alt No	Direction/Street/City
11		LONG MEADOW RD, LINCOLN

OWNERSHIP

Owner 1:	CHASE KERRY
Owner 2:	CHASE STEPHANIE
Owner 3:	
Street 1:	11 LONG MEADOW RD
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: Y
Postal:	01773-4809 Type:

PREVIOUS OWNER

Owner 1:	REVERE DOUGLAS -
Owner 2:	REVERE ADELE -
Street 1:	11 LONG MEADOW RD
Twn/City:	LINCOLN
St/Prov:	MA Cntry
Postal:	01773-4809

NARRATIVE DESCRIPTION

This Parcel contains 1.2 ACRES of land mainly classified as ONE FAM with a(n) COLONIAL Building Built about 1969, Having Primarily CLAPBOARD Exterior and ASPHALT Roof Cover, with 1 Units, 3 Baths, 2 HalfBaths, 0 3/4 Baths, 10 Rooms, and 5 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Descp	%	Item	Code	Descp
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		52272		SQUARE FE	PRIME SITE		0	8.08	1.371	R4									579,187						579,200	

IN PROCESS APPRAISAL SUMMARY

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value
101	914,200	3,200	1.200	579,200	1,496,600
Total Card	914,200	3,200	1.200	579,200	1,496,600
Total Parcel	914,200	3,200	1.200	579,200	1,496,600
Source:	Market Adj Cost	Total Value per SQ unit /Card:		310.88	/Parcel: 310.88

Legal Description	User Acct
	0
	GIS Ref
	GIS Ref
Entered Lot Size	
Total Land:	
Land Unit Type:	
Insp Date	04/18/18

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2018	101	FV	936,400	1000	1.2	579,200	1,516,600	1,516,600	Year End Roll	9/28/2017
2017	101	FV	871,500	1000	1.2	573,500	1,446,000	1,446,000	Year End Roll	9/29/2016
2016	101	FV	846,100	1000	1.2	557,000	1,404,100	1,404,100	Year End Roll	1/14/2016
2015	101	FV	838,400	1000	1.2	515,400	1,354,800	1,354,800	Year End	10/2/2014
2014	101	FV	784,800	1000	1.2	480,300	1,266,100	1,266,100	Year End Roll	1/23/2014
2013	101	FV	769,500	1000	1.2	465,900	1,236,400	1,236,400	Year End Roll	10/25/2012
2012	101	FV	784,800	1000	1.2	483,900	1,269,700	1,269,700	Year End	1/26/2012
2011	101	FV	800,100	1000	1.2	500,300	1,301,400	1,301,400	Year End	2/10/2011

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
REVERE DOUGLAS,	51352-218		6/25/2008		1395000	No	No			
SALM MICHAEL V,	49266-537		4/10/2007		1400000	No	No			
ULLMAN STEVEN M	28383-543		3/31/1998	CHD>SALE	592900	No	No			
ULLMAN GERALD	20817-169		10/12/1990	FAMILY	0	No	No			

BUILDING PERMITS

Date	Number	Descp	Amount	C/O	Last Visit	Fed Code	F. Descp	Comment
12/18/2017	6941	MANUAL	2,000	C				Replace decking, h
6/23/2008	3974	MANUAL		C				inst ridge venting
5/3/2002	2486	RENO-ADD	300,000	C	6/28/2003			2 story add & ren
8/1/2001	2308	ROOF		C				plus general maint
12/8/1998	1597	RENO-GAR	20,000	C	6/9/1999			
11/18/1998	1585	RENOVATI	100,000	C	6/9/1999			kit, bath, bdrm 6/
9/10/1996	1042-96	MANUAL		C	5/24/1997			RE-ROOF

ACTIVITY INFORMATION

Date	Result	By	Name
4/18/2018	MEAS/EXT INS	622	K Cuoco
11/18/2008	MEAS+INSPCTD	25	D ERSKINE
6/28/2003	MEAS/EXT INS	615	D VELUTTI
6/6/2000	MEAS+INSPCTD	608	D DARGON
6/9/1999	MEAS+INSPCTD	602	D TUCKER
5/24/1997	MEAS/EXT INS	602	D TUCKER
4/4/1996	MEAS/EXT INS	606	J SMITH
12/28/1988	INSPECTED	601	PAUL MARSH

Sign: VERIFICATION OF VISIT NOT DATA

Total AC/HA:	1.20000	Total SF/SM:	52272.00	Parcel LUC:	101 ONE FAM	Prime NB Desc	RES CAT 4	Total:	579,187	Spl Credit		Total:	579,200
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