

Town Of Lincoln



Patriot Properties Inc.

PROPERTY LOCATION

No	Alt No	Direction/Street/City
7		MARY'S WAY, LINCOLN

OWNERSHIP

Owner 1:	SHAIKH AMJAD H
Owner 2:	SHAIKH RAZIA H
Owner 3:	
Street 1:	7 MARY'S WAY
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: Y
Postal:	01773 Type:

PREVIOUS OWNER

Owner 1:	KNOX WENDELL J -
Owner 2:	KNOX LUCY ALGERE -
Street 1:	4 LAUREL DR
Twn/City:	LINCOLN
St/Prov:	MA Cntry
Postal:	01773-3904

NARRATIVE DESCRIPTION

This Parcel contains 1.19 ACRES of land mainly classified as ONE FAM with a(n) CAPE Building Built about 1940, Having Primarily WOOD SHING Exterior and ASPHALT Roof Cover, with 1 Units, 2 Baths, 0 HalfBaths, 0 3/4 Baths, 8 Rooms, and 4 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:				Topo		
D				Street	1	PAVED
s				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		51836		SQUARE FE	PRIME SITE		0	4.54	0.966	R1			LOCATIO	-30					227,388						227,400	

IN PROCESS APPRAISAL SUMMARY

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value	Legal Description	User Acct
101	144,300		1.190	227,400	371,700		
Total Card						Entered Lot Size	
Total Parcel						Total Land:	
Source: Market Adj Cost			Total Value per SQ unit /Card: 220.20			/Parcel: 220.20	Land Unit Type:

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2018	101	FV	135,000	0	1.19	227,400	362,400	362,400	Year End Roll	9/28/2017
2017	101	FV	132,600	0	1.19	227,400	360,000	360,000	Year End Roll	9/29/2016
2016	101	FV	132,600	0	1.19	220,900	353,500	353,500	Year End Roll	1/14/2016
2015	101	FV	127,800	0	1.19	175,300	303,100	303,100	Year End	10/2/2014
2014	101	FV	126,600	0	1.19	192,300	318,900	318,900	Year End Roll	1/23/2014
2013	101	FV	124,200	0	1.19	236,100	360,300	360,300	Year End Roll	10/25/2012
2012	101	FV	124,200	0	1.19	172,800	297,000	297,000	Year End	1/26/2012
2011	101	FV	126,600	0	1.19	181,500	308,100	308,100	Year End	2/10/2011

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
KNOX WENDELL J,	36085-501		8/8/2002		350000	No	No			
NORM PERRAULT E	21310-532		7/25/1991		160000	No	No			

BUILDING PERMITS

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

ACTIVITY INFORMATION

Date	Result	By	Name
5/10/2018	M&L COMPLETE	621	N Cramer
5/9/2018	MEAS/EXT INS	622	K Cuoco
9/17/2009	MEAS/EXT INS	25	D ERSKINE
11/15/2002	M&L COMPLETE	615	D VELUTTI
8/25/2001	ENTRY DENIED	613	M COLE
1/18/1996	ENTRY DENIED	606	J SMITH

Sign: VERIFICATION OF VISIT NOT DATA

