



Patriot Properties Inc.

PROPERTY LOCATION

| No | Alt No | Direction/Street/City |
|----|--------|-------------------------|
| 0 | | OLD CONCORD RD, LINCOLN |

OWNERSHIP

| | |
|-----------|---------------------|
| Owner 1: | RHINES MICHAEL E |
| Owner 2: | RHINES BARBARA M |
| Owner 3: | |
| Street 1: | 137 OLD CONCORD RD |
| Street 2: | |
| Twn/City: | LINCOLN |
| St/Prov: | MA Cntry Own Occ: Y |
| Postal: | 01773-3602 Type: |

PREVIOUS OWNER

| | |
|-----------|-----------------------|
| Owner 1: | ENGLAND ALBERT - |
| Owner 2: | ENGLAND PRISCILLA S - |
| Street 1: | 137 OLD CONCORD RD |
| Twn/City: | LINCOLN |
| St/Prov: | MA Cntry |
| Postal: | 01773-3506 |

NARRATIVE DESCRIPTION

This Parcel contains 4.33 ACRES of land mainly classified as UNDEV

OTHER ASSESSMENTS

| Code | Descrip/No | Amount | Com. Int |
|------|------------|--------|----------|
| | | | |

PROPERTY FACTORS

| Item | Code | Descp | % | Item | Code | Descp |
|------------|------|-------|---|---------|------|--------|
| Z | | | | U | | |
| 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 |
|----------|-------------|----------|-------------|--------------------|-----------|------------|-----------|------------|------------|-------|-------|------------|-----------|--------|---|--------|---|--------|---|-----------------|-----------|---|-----------|--------|------|-----------|--------------------|
| 132 | UNDEV | | 1.837 | | ACRES | CONS RESTR | 0.2 | 0 | 30,000. | 0.200 | R5 | | | | | | | | | 11,022 | | | | | | 11,000 | Cons Restr |
| 132 | UNDEV | | 2.493 | | ACRES | CONS RESTR | 0.2 | 0 | 30,000. | 0.200 | R5 | | | | | | | | | 14,958 | | | | | | 15,000 | Cons Restr, Wetlan |

IN PROCESS APPRAISAL SUMMARY

| Use Code | Building Value | Yard Items | Land Size | Land Value | Total Value | Legal Description | User Acct |
|-------------------------|----------------|--------------------------------|-----------|------------|-------------|-------------------|-----------------|
| 132 | | | 4.330 | 26,000 | 26,000 | | |
| Total Card | | | | | | Entered Lot Size | |
| Total Parcel | | | | | | Total Land: | |
| Source: Market Adj Cost | | Total Value per SQ unit /Card: | | N/A | /Parcel: | N/A | 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 | 132 | FV | | 0 | 4.33 | 26,000 | 26,000 | 26,000 | Year End Roll | 9/28/2017 |
| 2017 | 132 | FV | | 0 | 4.33 | 26,000 | 26,000 | 26,000 | Year End Roll | 9/29/2016 |
| 2016 | 132 | FV | | 0 | 4.33 | 26,000 | 26,000 | 26,000 | Year End Roll | 1/14/2016 |
| 2015 | 132 | FV | | 0 | 4.33 | 26,000 | 26,000 | 26,000 | Year End | 10/2/2014 |
| 2014 | 132 | FV | | 0 | 4.33 | 26,000 | 26,000 | 26,000 | Year End Roll | 1/23/2014 |
| 2013 | 132 | FV | | 0 | 4.33 | 26,000 | 26,000 | 26,000 | Year End Roll | 10/25/2012 |
| 2012 | 132 | FV | | 0 | 4.33 | 26,000 | 26,000 | 26,000 | Year End | 1/26/2012 |
| 2011 | 132 | FV | | 0 | 4.33 | 26,000 | 26,000 | 26,000 | Year End | 2/10/2011 |

SALES INFORMATION

| Grantor | Legal Ref | Type | Date | Sale Code | Sale Price | V | Tst | Verif | Assoc PCL Value | Notes |
|-----------------|-----------|------|-----------|-----------|------------|----|-----|-------|-----------------|-------|
| ENGLAND ALBERT, | 43631-114 | | 8/31/2004 | FAMILY | 1100000 | No | No | | | |
| | 8309-418 | | 8/19/1954 | | | 0 | No | No | | |

BUILDING PERMITS

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

ACTIVITY INFORMATION

| Date | Result | By | Name |
|------|--------|----|------|
| | | | |

Sign: VERIFICATION OF VISIT NOT DATA

