



Patriot Properties Inc.

PROPERTY LOCATION

No	Alt No	Direction/Street/City
16	A	NORTH COMMONS, LINCOLN

OWNERSHIP

Owner 1:	LISEC MARISSA
Owner 2:	
Owner 3:	
Street 1:	16A NORTH COMMONS
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: Y
Postal:	01773-1115 Type:

PREVIOUS OWNER

Owner 1:	DANIEL - PETER N
Owner 2:	DANIEL - NATHALIE T
Street 1:	16A NORTH COMMONS
Twn/City:	LINCOLN
St/Prov:	MA Cntry
Postal:	01773-1115

NARRATIVE DESCRIPTION

This Parcel contains . ACRES of land mainly classified as CONDO with a(n) CONDO-TNHS Building Built about 1991, Having Primarily CLAPBOARD Exterior and ASPHALT Roof Cover, with 1 Units, 1 Baths, 1 HalfBaths, 0 3/4 Baths, 5 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Descp	%	Item	Code	Descp
Z				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
102	CONDO		0		SQUARE FE	PRIME SITE		0	0.	0.000	BR																

IN PROCESS APPRAISAL SUMMARY

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value	Legal Description
102	225,300		0.000		225,300	64
Total Card		225,300	0.000		225,300	Entered Lot Size
Total Parcel		225,300	0.000		225,300	Total Land:
Source: Market Adj Cost		Total Value per SQ unit /Card: 192.89		/Parcel: 192.89		Land Unit Type:

User Acct	0
GIS Ref	
GIS Ref	
Insp Date	04/24/12

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2018	102	FV	225,300	0	.		225,300	225,300	Year End Roll	9/28/2017
2017	102	FV	238,800	0	.		238,800	238,800	Year End Roll	9/29/2016
2016	102	FV	238,800	0	.		238,800	238,800	Year End Roll	1/14/2016
2015	102	FV	238,800	0	.		238,800	238,800	Year End	10/2/2014
2014	102	FV	238,800	0	.		238,800	238,800	Year End Roll	1/23/2014
2013	102	FV	238,800	0	.		238,800	238,800	Year End Roll	10/25/2012
2012	102	FV	238,800	0	.		238,800	238,800	Year End	1/26/2012
2011	102	FV	238,800	0	.		238,800	238,800	Year End	2/10/2011

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
DANIEL,PETER N	68251-397		10/21/2016		249640	No	No			
DAVIS RICHARD M	50730-1		2/15/2008	SALE RESTRIC	260384	No	No			Affordable unit
PALMER BERYL,	47523-28		5/26/2006	SALE RESTRIC	246480	No	No			
WINTHROP SARA J	31403-467		5/15/2000	OTHER	154840	No	No			Affordable housing
LINCOLN HOUSE A	21165-103		5/20/1991	OTHER	120000	No	No			

BUILDING PERMITS

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

ACTIVITY INFORMATION

Date	Result	By	Name
4/24/2012	MEAS/EXT INS	25	D ERSKINE
5/23/1996	MEAS+INSPCTD	606	J SMITH

Sign: VERIFICATION OF VISIT NOT DATA ___/___/___

