

Town Of Lincoln



Patriot Properties Inc.

PROPERTY LOCATION

No	Alt No	Direction/Street/City
20	L	INDIAN CAMP LN, LINCOLN

OWNERSHIP

Owner 1:	FISHER ERNEST L
Owner 2:	FISHER YANA A
Owner 3:	
Street 1:	20L INDIAN CAMP LN
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: Y
Postal:	01773-1119 Type:

PREVIOUS OWNER

Owner 1:	CARPENTER TR - JACK W
Owner 2:	BATES TR - JOHN W
Street 1:	20L INDIAN CAMP LN
Twn/City:	LINCOLN
St/Prov:	MA Cntry
Postal:	01773-1119

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, 2 Baths, 1 HalfBaths, 0 3/4 Baths, 6 Rooms, and 3 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	436,600		0.000		436,600	76
Total Card		436,600	0.000		436,600	Entered Lot Size
Total Parcel		436,600	0.000		436,600	Total Land:
Source: Market Adj Cost		Total Value per SQ unit /Card: 278.44		/Parcel: 278.44		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	102	FV	436,600	0	.		436,600	436,600	Year End Roll	9/28/2017
2017	102	FV	408,200	0	.		408,200	408,200	Year End Roll	9/29/2016
2016	102	FV	404,600	0	.		404,600	404,600	Year End Roll	1/14/2016
2015	102	FV	390,400	0	.		390,400	390,400	Year End	10/2/2014
2014	102	FV	369,100	0	.		369,100	369,100	Year End Roll	1/23/2014
2013	102	FV	348,400	0	.		348,400	348,400	Year End Roll	10/25/2012
2012	102	FV	350,000	0	.		350,000	350,000	Year End	1/26/2012
2011	102	FV	391,400	0	.		391,400	391,400	Year End	2/10/2011

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
CARPENTER TR,JA	69248-336		5/8/2017		469000	No	No			
CARPENTER,JACK	62170-132		7/2/2013	FAMILY	99	No	No			
CHAN YUKSING,	43822-298		10/1/2004		419900	No	No			
MEYERS RICHARD	31363-427		5/1/2000		322000	No	No			
LINCOLN HOUSE A	21479-488		10/17/1991		219500	No	No			

BUILDING PERMITS

Date	Number	Descp	Amount	C/O	Last Visit	Fed Code	F. Descp	Comment
1/23/2018	6963	RENOVATI	35,700	O				Remodel family roo

ACTIVITY INFORMATION

Date	Result	By	Name
4/18/2012	MEAS/EXT INS	25	D ERSKINE
4/3/2004	M&L COMPLETE	615	D VELUTTI

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

USER DEFINED

Prior Id # 1:	6 10 20L
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	

PRINT

Date	Time
10/02/18	19:41:13

LAST REV

Date	Time
04/26/18	13:36:28

blakeley
1632

