



**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
23	C	SOUTH COMMONS, LINCOLN

**OWNERSHIP**

Owner 1:	THOMPSON SEHNAZ
Owner 2:	
Owner 3:	
Street 1:	23C SOUTH COMMONS
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: Y
Postal:	01773 Type:

**PREVIOUS OWNER**

Owner 1:	Whited - David
Owner 2:	-
Street 1:	23C South Commons
Twn/City:	Lincoln
St/Prov:	MA Cntry
Postal:	01773

**NARRATIVE DESCRIPTION**

This Parcel contains . ACRES of land mainly classified as CONDO with a(n) CONDO-TNHS Building Built about 1996, Having Primarily CLAPBOARD Exterior and ASPHALT Roof Cover, with 1 Units, 2 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		
o				t		
n				l		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Traffic		

**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 Infru	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	User Acct
102	428,600		0.000		428,600		0
							GIS Ref
							GIS Ref
							Insp Date
							05/22/14
Total Card	428,600		0.000		428,600	Entered Lot Size	
Total Parcel	428,600		0.000		428,600	Total Land:	
Source:	Market Adj Cost	Total Value per SQ unit /Card:	271.31	/Parcel:	271.31	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	428,600	0	.		428,600	428,600	Year End Roll	9/28/2017
2017	102	FV	400,700	0	.		400,700	400,700	Year End Roll	9/29/2016
2016	102	FV	397,300	0	.		397,300	397,300	Year End Roll	1/14/2016
2015	102	FV	381,500	0	.		381,500	381,500	Year End	10/2/2014
2014	102	FV	350,800	0	.		350,800	350,800	Year End Roll	1/23/2014
2013	102	FV	333,100	0	.		333,100	333,100	Year End Roll	10/25/2012
2012	102	FV	330,300	0	.		330,300	330,300	Year End	1/26/2012
2011	102	FV	369,400	0	.		369,400	369,400	Year End	2/10/2011

**SALES INFORMATION**

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
Whited,David	59217-136		6/1/2012		335000	No	No			
SMITH PETER W,	38005-73		2/14/2003		349650	No	No			
LINCOLN HOUSE A	26926-269		12/23/1996		199500	No	No			

**BUILDING PERMITS**

Date	Number	Descp	Amount	C/O	Last Visit	Fed Code	F. Descp	Comment
3/18/2014	5674	RENOVATI	3,000	C	6/5/2015			construct bath in
7/12/1995	773-95	MANUAL	70,000	C	7/1/1996			NW CONDO

**ACTIVITY INFORMATION**

Date	Result	By	Name
6/5/2015	PERMIT VISIT	619	DH
5/22/2014	MEAS/EXT INS	25	D ERSKINE
4/24/2012	MEAS/EXT INS	25	D ERSKINE
4/10/2004	M&L COMPLETE	615	D VELUTTI

Sign: VERIFICATION OF VISIT NOT DATA

