



Patriot Properties Inc.

PROPERTY LOCATION

| No | Alt No | Direction/Street/City |
|----|--------|-------------------------|
| 28 | L | INDIAN CAMP LN, LINCOLN |

OWNERSHIP

| | |
|-----------|---------------------|
| Owner 1: | COPELAND KATHY J |
| Owner 2: | |
| Owner 3: | |
| Street 1: | 28L INDIAN CAMP LN |
| Street 2: | |
| Twn/City: | LINCOLN |
| St/Prov: | MA Cntry Own Occ: Y |
| Postal: | 01773 Type: |

PREVIOUS OWNER

| | |
|-----------|------------------------------|
| Owner 1: | THE LINCOLN FOUNDATION INC - |
| Owner 2: | - |
| Street 1: | 6 STONEHEDGE |
| 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 1989, Having Primarily CLAPBOARD Exterior and ASPHALT Roof Cover, with 1 Units, 2 Baths, 0 HalfBaths, 0 3/4 Baths, 0 Rooms, and 0 Bdrms.

OTHER ASSESSMENTS

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

PROPERTY FACTORS

| Item | Code | Descip | % | Item | Code | Descip |
|------------|------|--------|---|---------|------|--------|
| 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 | | | | | | | | | | | | | | | | |

| | | | | | | | | | | | | | |
|--------------|---------|--------------|------|-------------|-----------|----------------|--------|--------|--|-------------|--|--------|--|
| Total AC/HA: | 0.00000 | Total SF/SM: | 0.00 | Parcel LUC: | 102 CONDO | Prime NB Desc: | BATTLE | Total: | | Spl Credit: | | Total: | |
|--------------|---------|--------------|------|-------------|-----------|----------------|--------|--------|--|-------------|--|--------|--|

IN PROCESS APPRAISAL SUMMARY

| Use Code | Building Value | Yard Items | Land Size | Land Value | Total Value | Legal Description | User Acct |
|--------------|-----------------|--------------------------------|-----------|------------|-------------|-------------------|-----------|
| 102 | 223,500 | | 0.000 | | 223,500 | | 0 |
| | | | | | | | GIS Ref |
| | | | | | | | GIS Ref |
| | | | | | | | Insp Date |
| | | | | | | | 04/18/12 |
| Total Card | 223,500 | | 0.000 | | 223,500 | Entered Lot Size | |
| Total Parcel | 223,500 | | 0.000 | | 223,500 | Total Land: | |
| Source: | Market Adj Cost | Total Value per SQ unit /Card: | 179.81 | /Parcel: | 179.81 | 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 | 223,500 | 0 | . | | 223,500 | 223,500 | Year End Roll | 9/28/2017 |
| 2017 | 102 | FV | 245,300 | 0 | . | | 245,300 | 245,300 | Year End Roll | 9/29/2016 |
| 2016 | 102 | FV | 245,300 | 0 | . | | 245,300 | 245,300 | Year End Roll | 1/14/2016 |
| 2015 | 102 | FV | 245,300 | 0 | . | | 245,300 | 245,300 | Year End | 10/2/2014 |
| 2014 | 102 | FV | 245,300 | 0 | . | | 245,300 | 245,300 | Year End Roll | 1/23/2014 |
| 2013 | 102 | FV | 245,300 | 0 | . | | 245,300 | 245,300 | Year End Roll | 10/25/2012 |
| 2012 | 102 | FV | 245,300 | 0 | . | | 245,300 | 245,300 | Year End | 1/26/2012 |
| 2011 | 102 | FV | 245,300 | 0 | . | | 245,300 | 245,300 | Year End | 2/10/2011 |

SALES INFORMATION

| Grantor | Legal Ref | Type | Date | Sale Code | Sale Price | V | Tst | Verif | Assoc PCL Value | Notes |
|-----------------|-----------|------|-----------|--------------|------------|----|-----|-------|-----------------|-----------------|
| THE LINCOLN FOU | 35813-309 | | 7/1/2002 | OTHER | 212480 | No | No | | | affordable sale |
| PERKINS SIMON, | 35280-503 | | 4/16/2002 | SUBSEQUENT S | 212480 | No | No | | | Affordable sale |
| LINCOLN HOUSE A | 20448-511 | | 3/27/1990 | OTHER | 130000 | No | No | | | |

BUILDING PERMITS

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

ACTIVITY INFORMATION

| Date | Result | By | Name |
|-----------|--------------|-----|-----------|
| 4/18/2012 | MEAS/EXT INS | 25 | D ERSKINE |
| 4/24/2004 | M&L EXTERIOR | 615 | D VELUTTI |

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

USER DEFINED

| | |
|---------------|----------|
| Prior Id # 1: | 6 10 28L |
| 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 | 19:55:13 |

LAST REV

| Date | Time |
|----------|----------|
| 05/04/12 | 10:15:08 |
| brennanp | |
| 1658 | |

