



PROPERTY LOCATION

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

OWNERSHIP

Owner 1:	BENCAL CYNTHIA E
Owner 2:	
Owner 3:	
Street 1:	5C SOUTH COMMONS
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: Y
Postal:	01773-1114 Type:

PREVIOUS OWNER

Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry
Postal:	

NARRATIVE DESCRIPTION

This Parcel contains . ACRES of land mainly classified as CONDO with a(n) CONDO-TNHS Building Built about 1995, Having Primarily CLAPBOARD Exterior and ASPHALT Roof Cover, with 1 Units, 2 Baths, 1 HalfBaths, 0 3/4 Baths, 4 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 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	User Acct
102	421,500		0.000		421,500		
Total Card						Entered Lot Size	
Total Parcel						Total Land:	
Source: Market Adj Cost						Land Unit Type:	
Total Value per SQ unit /Card: 245.06						/Parcel: 245.06	

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2018	102	FV	421,500	0	.		421,500	421,500	Year End Roll	9/28/2017
2017	102	FV	394,100	0	.		394,100	394,100	Year End Roll	9/29/2016
2016	102	FV	390,700	0	.		390,700	390,700	Year End Roll	1/14/2016
2015	102	FV	351,600	0	.		351,600	351,600	Year End	10/2/2014
2014	102	FV	332,500	0	.		332,500	332,500	Year End Roll	1/23/2014
2013	102	FV	314,000	0	.		314,000	314,000	Year End Roll	10/25/2012
2012	102	FV	299,700	0	.		299,700	299,700	Year End	1/26/2012
2011	102	FV	335,100	0	.		335,100	335,100	Year End	2/10/2011

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
LINCOLN HOUSE A	24970-345		11/2/1994		175653	No	No			

BUILDING PERMITS

Date	Number	Descp	Amount	C/O	Last Visit	Fed Code	F. Descp	Comment
7/22/2014	5833	MANUAL	1,200	C				
7/8/2014	5815	FINISH B	28,750	C	10/30/2014			Finish basement fo
9/29/2011	4871	KITCHEN	19,500	C				replace kit cabine

ACTIVITY INFORMATION

Date	Result	By	Name
6/5/2015	PERMIT VISIT	619	DH
4/24/2012	MEAS/EXT INS	25	D ERSKINE
5/1/2004	M&L COMPLETE	615	D VELUTTI

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

PRINT

Date	Time
10/02/18	20:19:29

LAST REV

Date	Time
06/12/15	14:26:20

apro 1704

USER DEFINED

Prior Id # 1:	6 10 5C
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:	

