



PROPERTY LOCATION

No	Alt No	Direction/Street/City
152		CHESTNUT CR, LINCOLN

OWNERSHIP

Owner 1: MILAN DONALD B
 Owner 2: MILAN ELLEN
 Owner 3:
 Street 1: 152 CHESTNUT CR
 Street 2:
 Twn/City: LINCOLN
 St/Prov: MA Cntry Own Occ: Y
 Postal: 01773-4918 Type:

IN PROCESS APPRAISAL SUMMARY

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value
102	416,400	2,900	0.000		419,300
Total Card		416,400	2,900	0.000	419,300
Total Parcel		416,400	2,900	0.000	419,300
Source: Market Adj Cost		Total Value per SQ unit /Card: 303.18		/Parcel: 303.18	

Legal Description	User Acct
	GIS Ref
	GIS Ref
Entered Lot Size	
Total Land:	
Land Unit Type:	

Insp Date	04/11/12
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PREVIOUS OWNER

Owner 1: MILAN - DONALD B
 Owner 2: MILAN - ELLEN
 Street 1: 152 CHESTNUT CR
 Twn/City: LINCOLN
 St/Prov: MA Cntry
 Postal: 01773-4918

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2018	102	FV	416,400	2900	.		419,300	419,300	Year End Roll	9/28/2017
2017	102	FV	374,100	2900	.		377,000	377,000	Year End Roll	9/29/2016
2016	102	FV	363,600	2900	.		366,500	366,500	Year End Roll	1/14/2016
2015	102	FV	353,100	2900	.		356,000	356,000	Year End	10/2/2014
2014	102	FV	349,600	2900	.		352,500	352,500	Year End Roll	1/23/2014
2013	102	FV	326,400	2900	.		329,300	329,300	Year End Roll	10/25/2012
2012	102	FV	326,400	2900	.		329,300	329,300	Year End	1/26/2012
2011	102	FV	353,100	2900	.		356,000	356,000	Year End	2/10/2011

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
MILAN, DONALD B	62630-589		9/13/2013	FAMILY	99	No	No			
REID CYNTHIA J	23597-370		8/30/1993		205000	No	No			SELLER NEEDED PRICE

TAX DISTRICT

PAT ACCT.

PRINT

Date	Time
10/03/18	03:20:53

LAST REV

Date	Time
02/07/17	12:50:26

apro
2501

USER DEFINED

Prior Id # 1:	98 103 152
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:	

NARRATIVE DESCRIPTION

This Parcel contains . ACRES of land mainly classified as CONDO with a(n) CONDO-GRDN Building Built about 1974, Having Primarily WOOD Exterior and ASPHALT Roof Cover, with 1 Units, 2 Baths, 0 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:				Topo		
D				Street	1	PAVED
s				Traffic	4	MEDIUM

BUILDING PERMITS

Date	Number	Descp	Amount	C/O	Last Visit	Fed Code	F. Descp	Comment
9/16/2016	6557	KITCHEN	4,700	C	2/7/2017			Kitchen remodel

ACTIVITY INFORMATION

Date	Result	By	Name
4/11/2012	MEAS/EXT INS	25	D ERSKINE
3/13/2004	M&L COMPLETE	615	D VELUTTI
5/19/1997	MEAS+INSPCTD	600	PA
4/26/1996	MEAS+INSPCTD	606	J SMITH
4/1/1987	INSPECTED	601	PAUL MARSH

Sign: VERIFICATION OF VISIT NOT DATA

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	FP																

Total AC/HA:	0.00000	Total SF/SM:	0.00	Parcel LUC:	102	CONDO	Prime NB Desc:	FARRAR P	Total:	Spl Credit:	Total:
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