



PROPERTY LOCATION

No	Alt No	Direction/Street/City
20		BIRCHWOOD LN, LINCOLN

OWNERSHIP

Owner 1:	LEVINE SHARLA F
Owner 2:	
Owner 3:	
Street 1:	20 BIRCHWOOD LN
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: Y
Postal:	01773-4927 Type:

PREVIOUS OWNER

Owner 1:	BEECHER TR - MYRNA J
Owner 2:	-
Street 1:	20 BIRCHWOOD LN
Twn/City:	LINCOLN
St/Prov:	MA Cntry
Postal:	01773-4927

NARRATIVE DESCRIPTION

This Parcel contains . ACRES of land mainly classified as CONDO with a(n) CONDO-TNHS Building Built about 1979, Having Primarily CLAPBOARD Exterior and ASPHALT Roof Cover, with 1 Units, 3 Baths, 0 HalfBaths, 0 3/4 Baths, 9 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	LR	1.00															

IN PROCESS APPRAISAL SUMMARY

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value	Legal Description	User Acct
102	580,900	8,900	0.000		589,800		
Total Card						Entered Lot Size	
Total Parcel						Total Land:	
Source: Market Adj Cost						Land Unit Type:	
Total Value per SQ unit /Card: 203.79						/Parcel: 203.79	

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2018	102	FV	580,900	8900	.		589,800	589,800	Year End Roll	9/28/2017
2017	102	FV	575,600	8900	.		584,500	584,500	Year End Roll	9/29/2016
2016	102	FV	575,600	8900	.		584,500	584,500	Year End Roll	1/14/2016
2015	102	FV	549,500	8900	.		558,400	558,400	Year End	10/2/2014
2014	102	FV	507,700	8900	.		516,600	516,600	Year End Roll	1/23/2014
2013	102	FV	478,500	8900	.		487,400	487,400	Year End Roll	10/25/2012
2012	102	FV	478,500	8900	.		487,400	487,400	Year End	1/26/2012
2011	102	FV	512,500	8900	.		521,400	521,400	Year End	2/10/2011

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
BEECHER TR,MYRN	69651-322		7/6/2017		599000	No	No			
BEECHER,MYRNA J	65983-272		8/27/2015	CONVENIENC	10	No	No			
CARL CHARLES W	23670-10		9/20/1993		332500	No	No			

BUILDING PERMITS

Date	Number	Descp	Amount	C/O	Last Visit	Fed Code	F. Descp	Comment
5/23/2018	7079	KITCHEN	105,000	O				Remodel kitchen &

ACTIVITY INFORMATION

Date	Result	By	Name
4/11/2012	MEAS/EXT INS	25	D ERSKINE
3/27/2004	M&L EXTERIOR	615	D VELUTTI
5/27/1997	MEAS/EXT INS	600	PA
5/2/1996	MEAS/EXT INS	606	J SMITH
5/1/1987	INSPECTED	601	PAUL MARSH

Sign: VERIFICATION OF VISIT NOT DATA

