



PROPERTY LOCATION

No	Alt No	Direction/Street/City
8		MILLSTONE LN, LINCOLN

OWNERSHIP

Owner 1:	WHEELOCK JOSEPH A
Owner 2:	STANLEY WHEELOCK ANDRONICA T
Owner 3:	
Street 1:	7 DEER RUN RD
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: Y
Postal:	01773-2503 Type:

PREVIOUS OWNER

Owner 1:	HARRINGTON JR TR - WINTHROP W
Owner 2:	HARRINGTON TR - ANDREA L
Street 1:	6 MILLSTONE LANE
Twn/City:	LINCOLN
St/Prov:	MA Cntry
Postal:	01773

NARRATIVE DESCRIPTION

This Parcel contains 1.9 ACRES of land mainly classified as LAND

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Descp	%	Item	Code	Descp
Z	R1	Residential	100	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 Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
130	LAND		80000		SQUARE FE	PRIME SITE		0	9.96	1.000	R5									796,800						796,800	CONSERVATION RES
132	UNDEV		0.063		ACRES	CONS RESTR	0.2	0	30,000.	0.200	R5									378						400	

IN PROCESS APPRAISAL SUMMARY

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value	Legal Description
130			1.837	796,800	796,800	2242
132			0.063	400	400	
Total Card			1.900	797,200	797,200	Entered Lot Size
Total Parcel			1.900	797,200	797,200	Total Land:
Source: Market Adj Cost		Total Value per SQ unit /Card:		N/A	/Parcel:	N/A
						Land Unit Type:

User Acct	0
GIS Ref	
GIS Ref	
Insp Date	

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2018	130	FV		0	1.9	797,200	797,200	797,200	Year End Roll	9/28/2017
2017	130	FV		0	13.787	868,500	868,500	868,500	Year End Roll	9/29/2016
2016	130	FV		0	13.787	816,500	816,500	816,500	Year End Roll	1/14/2016
2015	017	FV		0	13.786	1,055,300	1,055,300	365,988	Year End	10/2/2014
2014	078	FV		0	13.785	969,218	969,218	96,177	Year End Roll	1/23/2014
2013	078	FV		0	13.725	950,209	950,209	95,727	Year End Roll	10/25/2012
2012	078	FV		0	13.725	967,418	967,418	95,747	Year End	1/26/2012
2011	078	FV		0	13.725	1,007,345	1,007,345	95,747	Year End	2/10/2011

Parcel ID 180 1 0

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
HARRINGTON JR T	67985-281		9/9/2016	MULTI-PARCEL	4450000	No	No			
HARRINGTON WINT	34070-360		11/16/2001	CONVENIENC		10	No	No		
HARRINGTON WINT	18815-314		1/13/1988	FAMILY		0	No	No		

TAX DISTRICT

PAT ACCT.

PRINT

Date	Time
10/03/18	05:03:47

LAST REV

Date	Time
10/14/16	09:28:36

USER DEFINED

Prior Id # 1:	111 1 3
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:	

BUILDING PERMITS

Date	Number	Descp	Amount	C/O	Last Visit	Fed Code	F. Descp	Comment
2/12/1997	1128-97	W/S FLUE	25,000	C	6/5/1997			

ACTIVITY INFORMATION

Date	Result	By	Name

Sign: VERIFICATION OF VISIT NOT DATA

