



Patriot Properties Inc.

PROPERTY LOCATION

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

OWNERSHIP

Owner 1:	HARRINGTON JR TR WINTHROP W
Owner 2:	HARRINGTON TR ANDREA L
Owner 3:	122 TOWER ROAD REALTY TRUST
Street 1:	95 TISQUANTUM ROAD
Street 2:	
Twn/City:	CHATHAM
St/Prov:	MA Cntry Own Occ: Y
Postal:	02633 Type:

PREVIOUS OWNER

Owner 1:	HARRINGTON WINTHROP W JR -
Owner 2:	HARRINGTON ANDREA LITTLE -
Street 1:	122 TOWER RD
Twn/City:	LINCOLN
St/Prov:	MA Cntry
Postal:	01773-4403

NARRATIVE DESCRIPTION

This Parcel contains 1.209 ACRES of land mainly classified as UNDEV

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Descip	%	Item	Code	Descip
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 Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
132	UNDEV		1.20904		ACRES	UNDEV	0.2	0	30,000.	0.200	R4									7,254						7,300	Unbuildable

Total AC/HA:	1.20904	Total SF/SM:	52665.79	Parcel LUC:	132 UNDEV	Prime NB Desc:	RES CAT 4	Total:	7,254	SpI Credit:		Total:	7,300
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IN PROCESS APPRAISAL SUMMARY

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value	Legal Description	User Acct
132			1.209	7,300	7,300	2242	0
							GIS Ref
							GIS Ref
							Insp Date
Total Card			1.209	7,300	7,300	Entered Lot Size	
Total Parcel			1.209	7,300	7,300	Total Land:	
Source: Market Adj Cost		Total Value per SQ unit /Card:		N/A	/Parcel:	N/A	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	132	FV		0	1.209	7,300	7,300	7,300	Year End Roll	9/28/2017
2017	132	FV		0	1.209	7,300	7,300	7,300	Year End Roll	9/29/2016
2016	132	FV		0	1.209	7,300	7,300	7,300	Year End Roll	1/14/2016
2015	132	FV		0	1.209	7,300	7,300	7,300	Year End	10/2/2014
2014	132	FV		0	1.209	7,300	7,300	7,300	Year End Roll	1/23/2014
2013	132	FV		0	1.209	7,300	7,300	7,300	Year End Roll	10/25/2012
2012	132	FV		0	1.209	7,300	7,300	7,300	Year End	1/26/2012
2011	132	FV		0	1.209	7,300	7,300	7,300	Year End	2/10/2011

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
HARRINGTON WINT	34070-360		11/16/2001	CONVENIENC		10	No	No		
HARRINGTON WINT	18815-314		1/13/1988	FAMILY		0	No	No		

BUILDING PERMITS

Date	Number	Descip	Amount	C/O	Last Visit	Fed Code	F. Descip	Comment
4/4/2005	3152	ROOF		C	4/14/2005			
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

USER DEFINED

Prior Id # 1:	111 17
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
10/03/18	05:08:33

LAST REV

Date	Time
04/19/18	10:26:25

blakeley 2723

