



**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
152		SANDY POND RD, LINCOLN

**OWNERSHIP**

Owner 1:	KRAMP RUSSELL K
Owner 2:	KRAMP STEPHANIE A
Owner 3:	
Street 1:	152 SANDY POND RD
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: Y
Postal:	01773 Type:

**PREVIOUS OWNER**

Owner 1:	Myles - Theresa Anne
Owner 2:	-
Street 1:	19 Concord Rd
Twn/City:	Wayland
St/Prov:	MA Cntry
Postal:	01778

**NARRATIVE DESCRIPTION**

This Parcel contains 2. ACRES of land mainly classified as ONE FAM with a(n) SPLIT LEVL Building Built about 1955, Having Primarily WOOD Exterior and ASPHALT Roof Cover, with 1 Units, 3 Baths, 0 HalfBaths, 0 3/4 Baths, 9 Rooms, and 4 Bdrms.

**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 Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	ONE FAM		80000		SQUARE FE	PRIME SITE		0	7.	1.000	R3									560,000						560,000	
101	ONE FAM		0.163		ACRES	EXCESS ACRE		0	30,000.	1.000	R3									4,890						4,900	

**IN PROCESS APPRAISAL SUMMARY**

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value
101	230,200		2.000	564,900	795,100
Total Card		230,200	2.000	564,900	795,100
Total Parcel		230,200	2.000	564,900	795,100
Source: Market Adj Cost		Total Value per SQ unit /Card: 324.00		/Parcel: 324.00	

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

**PREVIOUS ASSESSMENT**

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2019	101	FV	223,700	0	2.	547,300	771,000	771,000	Create Final value 2019	6/4/2019
2018	101	FV	223,700	0	2.	547,300	771,000	771,000	Year End Roll	9/28/2017
2017	101	FV	221,500	0	2.	516,900	738,400	738,400	Year End Roll	9/29/2016
2016	101	FV	217,200	0	2.	501,700	718,900	718,900	Year End Roll	1/14/2016
2015	101	FV	215,000	0	2.	464,900	679,900	679,900	Year End	10/2/2014
2014	101	FV	206,300	0	2.	416,900	623,200	623,200	Year End Roll	1/23/2014
2013	101	FV	185,300	0	2.	404,900	590,200	590,200	Year End Roll	10/25/2012
2012	101	FV	192,000	0	2.	544,900	736,900	736,900	Year End	1/26/2012

**SALES INFORMATION**

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif
Myles, Theresa A	59902-180		8/31/2012		820000	No	No	
J. RICHARD MYLE	21597-42		12/11/1991	FAMILY	0	No	No	

**TAX DISTRICT**

**PAT ACCT.**

**BUILDING PERMITS**

Date	Number	Descp	Amount	C/O	Last Visit	Fed Code	F. Descp	Comment
10/4/2012	5180	RENOVATI	30,000	C	1/17/2013			reno existing kitc

**ACTIVITY INFORMATION**

Date	Result	By	Name
6/17/2013	MEAS/EXT INS	25	D ERSKINE
7/31/2008	MEAS/EXT INS	25	D ERSKINE
9/29/2001	M&L EXTERIOR	613	
3/7/1996	MEAS+INSPCTD	606	

Sign: VERIFICATION OF VISIT NOT DATA \_\_\_/\_\_\_/\_\_\_

Total AC/HA:	1.99955	Total SF/SM:	87100.40	Parcel LUC:	101 ONE FAM	Prime NB Desc	RES CAT 3	Total:	564,890	SpI Credit		Total:	564,900
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