



PROPERTY LOCATION

No	Alt No	Direction/Street/City
15	C	SOUTH COMMONS, LINCOLN

OWNERSHIP

Owner 1:	LUNDBLAD CHRISTINE RINALDO
Owner 2:	
Owner 3:	
Street 1:	27L SOUTH COMMONS
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: Y
Postal:	01773 Type:

PREVIOUS OWNER

Owner 1:	Francis - Sanjeev A
Owner 2:	Francis - Karin I
Street 1:	15C South Commons
Twn/City:	Lincoln
St/Prov:	MA Cntry
Postal:	01773-1114

NARRATIVE DESCRIPTION

This Parcel contains . ACRES of land mainly classified as CONDO with a(n) CONDO-TNHS Building Built about 1995, Having Primarily CLAPBOARD Exterior and ASPHALT Roof Cover, with 1 Units, 1 Baths, 1 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		
o				t		
n				l		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Traffic		

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	BR																

IN PROCESS APPRAISAL SUMMARY

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value	Legal Description	User Acct
102	440,500		0.000		440,500		0
							GIS Ref
							GIS Ref
							Insp Date
							04/24/12
Total Card	440,500		0.000		440,500	Entered Lot Size	
Total Parcel	440,500		0.000		440,500	Total Land:	
Source:	Market Adj Cost	Total Value per SQ unit /Card:	241.38	/Parcel:	241.38	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	102	FV	426,200	0	.		426,200	426,200	Create Final value 2019	6/4/2019
2018	102	FV	426,200	0	.		426,200	426,200	Year End Roll	9/28/2017
2017	102	FV	398,400	0	.		398,400	398,400	Year End Roll	9/29/2016
2016	102	FV	395,000	0	.		395,000	395,000	Year End Roll	1/14/2016
2015	102	FV	381,100	0	.		381,100	381,100	Year End	10/2/2014
2014	102	FV	360,300	0	.		360,300	360,300	Year End Roll	1/23/2014
2013	102	FV	339,900	0	.		339,900	339,900	Year End Roll	10/25/2012
2012	102	FV	337,300	0	.		337,300	337,300	Year End	1/26/2012

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
Francis, Sanjeev	60196-500		10/9/2012		370000	No	No			
WOLCOTT JENNIFE	46533-189		11/23/2005		390000	No	No			
DIAZ RUBEN,	40041-175		7/21/2003		355000	No	No			
ROJAS DANIEL C,	28515-280		4/30/1998	CHD>SALE	208000	No	No		permit: finish bsmt	
LINCOLN HOUSE A	25641-342		9/8/1995		197206	No	No			

BUILDING PERMITS

Date	Number	Descp	Amount	C/O	Last Visit	Fed Code	F. Descp	Comment
4/15/1999	1681	FINISH B	10,000	C	6/2/1999			

ACTIVITY INFORMATION

Date	Result	By	Name
4/24/2012	MEAS/EXT INS	25	D ERSKINE
6/2/1999	MEAS+INSPCTD	602	

Sign: VERIFICATION OF VISIT NOT DATA ___/___/___

