

Town Of Lincoln



PROPERTY LOCATION

No	Alt No	Direction/Street/City
38		TOWER RD, LINCOLN

OWNERSHIP

Owner 1:	LEVY DAVID E
Owner 2:	LEVY PATRICIA M SCANLON
Owner 3:	
Street 1:	38 TOWER RD
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: Y
Postal:	01773-3300 Type:

PREVIOUS OWNER

Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry
Postal:	

NARRATIVE DESCRIPTION

This Parcel contains .93 ACRES of land mainly classified as ONE FAM with a(n) CAPE Building Built about 1930, Having Primarily BRICK VENTR Exterior and ASPHALT Roof Cover, with 1 Units, 3 Baths, 0 HalfBaths, 0 3/4 Baths, 6 Rooms, and 3 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		40510		SQUARE FE	PRIME SITE		0	8.3	1.682	R4									565,670						565,700	

IN PROCESS APPRAISAL SUMMARY

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value	Legal Description	User Acct
101	323,400	2,000	0.930	565,700	891,100		
Total Card						Entered Lot Size	
Total Parcel						Total Land:	
Source: Market Adj Cost						Land Unit Type:	
Total Value per SQ unit /Card: 318.30						/Parcel: 318.30	

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2019	101	FV	312,700	2000	.93	550,700	865,400	865,400	Create Final value 2019	6/4/2019
2018	101	FV	312,700	2000	.93	550,700	865,400	865,400	Year End Roll	9/28/2017
2017	101	FV	307,300	2000	.93	545,200	854,500	854,500	Year End Roll	9/29/2016
2016	101	FV	307,300	2000	.93	529,500	838,800	838,800	Year End Roll	1/14/2016
2015	101	FV	296,500	2000	.93	490,000	788,500	788,500	Year End	10/2/2014
2014	101	FV	293,700	2000	.93	456,600	752,300	752,300	Year End Roll	1/23/2014
2013	101	FV	288,300	2000	.93	443,000	733,300	733,300	Year End Roll	10/25/2012
2012	101	FV	254,200	2000	.93	460,000	716,200	716,200	Year End	1/26/2012

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
ARMSTRONG, ELAI	24977-550		11/4/1994	CHD>SALE	265000	No	No			
STEPHIE MUKHIT	19006-515		4/26/1988	FAMILY	0	No	No			

BUILDING PERMITS

Date	Number	Descp	Amount	C/O	Last Visit	Fed Code	F. Descp	Comment
9/20/2017	6862	SHEET MT	1,250	O				Sheet metal work f
7/31/2017	6809	KITCHEN	115,000	O				Remodel the kitche
10/18/2011	4897	ADDITION	60,000	C	5/31/2012			construct 2 story
12/21/2010	4635	RENOVATI	37,499	C	1/25/2011			fin bsmt for famil
12/16/1994	651-94	ADDITION	130,000	C	8/30/1995			

ACTIVITY INFORMATION

Date	Result	By	Name
1/30/2019	PERMIT VISIT	622	K Cuoco
5/31/2012	MEAS/EXT INS	25	D ERSKINE
7/6/2011	M&L EXTERIOR	25	D ERSKINE
7/1/2006	MEAS/EXT INS	615	
3/19/1996	MEAS/EXT INS	606	
8/30/1995	PERMIT VISIT	606	
7/28/1995	INSPECTED	600	

Sign: VERIFICATION OF VISIT NOT DATA

