

Town Of Lincoln



Patriot Properties Inc.

PROPERTY LOCATION

No	Alt No	Direction/Street/City
223		ASPEN CR, LINCOLN

OWNERSHIP

Owner 1:	ELDRIDGE MAURICE P
Owner 2:	ELDRIDGE DALE ANDREW
Owner 3:	
Street 1:	223 ASPEN CR
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: Y
Postal:	01773 Type:

PREVIOUS OWNER

Owner 1:	WRIGHT - DAVID A
Owner 2:	WRIGHT - EVELYN P
Street 1:	223 ASPEN CR
Twn/City:	LINCOLN
St/Prov:	MA Cntry
Postal:	01773

NARRATIVE DESCRIPTION

This Parcel contains . ACRES of land mainly classified as CONDO with a(n) CONDO-TNHS Building Built about 1976, Having Primarily WOOD Exterior and ASPHALT Roof Cover, with 1 Units, 2 Baths, 1 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				U	A	SEPTIC
o				t		
n				l		
Census:				Exmpt		
Flood Haz:				Topo		
D				Street	1	PAVED
s				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
102	CONDO		0		SQUARE FE	PRIME SITE		0	0.	0.000	FP																

IN PROCESS APPRAISAL SUMMARY

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value	Legal Description	User Acct
102	574,900	3,000	0.000		577,900	2852	0
							GIS Ref
							GIS Ref
Total Card						Entered Lot Size	
Total Parcel						Total Land:	
Source: Market Adj Cost						Land Unit Type:	
Total Value per SQ unit /Card: 232.27						/Parcel: 232.27	

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2019	102	FV	521,200	3000	.		524,200	524,200	Create Final value 2019	6/4/2019
2018	102	FV	521,200	3000	.		524,200	524,200	Year End Roll	9/28/2017
2017	102	FV	476,700	3000	.		479,700	479,700	Year End Roll	9/29/2016
2016	102	FV	463,300	3000	.		466,300	466,300	Year End Roll	1/14/2016
2015	102	FV	449,900	3000	.		452,900	452,900	Year End	10/2/2014
2014	102	FV	445,500	3000	.		448,500	448,500	Year End Roll	1/23/2014
2013	102	FV	416,200	3000	.		419,200	419,200	Year End Roll	10/25/2012
2012	102	FV	402,700	3000	.		405,700	405,700	Year End	1/26/2012

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
WRIGHT,DAVID A	73158-572		8/23/2019		685000	No	No			
WASSON PAGE,	49729-130		7/3/2007		600000	No	No			
HANLON MARY G,	32432-531		2/14/2001		497000	No	No			
ROBERT W. HANLO	21983-87		4/29/1992	FAMILY	0	No	No			

BUILDING PERMITS

Date	Number	Descp	Amount	C/O	Last Visit	Fed Code	F. Descp	Comment
6/5/2008	3958	RENOVATI	60,000	C	5/26/2009			kitchen
11/30/2007	3829	RENOVATI	20,000	C	5/20/2008			remodel master bth

ACTIVITY INFORMATION

Date	Result	By	Name
4/16/2012	MEAS/EXT INS	25	D ERSKINE
5/26/2009	PERMIT VISIT	25	D ERSKINE
5/20/2008	MEAS+INSPCTD	100	
3/3/2004	M&L COMPLETE	615	
5/23/1997	MEAS+INSPCTD	600	
4/29/1996	MEAS/EXT INS	606	

Sign: VERIFICATION OF VISIT NOT DATA

