

Town Of Lincoln



Patriot Properties Inc.

PROPERTY LOCATION

No	Alt No	Direction/Street/City
22		GREENRIDGE LN, LINCOLN

OWNERSHIP

Owner 1:	LEE ISABEL S
Owner 2:	
Owner 3:	
Street 1:	22 GREENRIDGE LN
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: Y
Postal:	01773 Type:

PREVIOUS OWNER

Owner 1:	PHO JOHNNY C -
Owner 2:	PHO ADA -
Street 1:	22 GREENRIDGE LN
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 1981, Having Primarily WOOD Exterior and ASPHALT Roof Cover, with 1 Units, 2 Baths, 1 HalfBaths, 0 3/4 Baths, 6 Rooms, and 2 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:						
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 Infru	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	GR																

IN PROCESS APPRAISAL SUMMARY

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value	Legal Description
102	460,100		0.000		460,100	2097
Total Card						Entered Lot Size
Total Parcel						Total Land:
Source: Market Adj Cost						Land Unit Type:
Total Value per SQ unit /Card: 295.31						/Parcel: 295.31

User Acct	0
GIS Ref	
GIS Ref	
Insp Date	04/10/12

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	102	FV	460,100	0			460,100	460,100	Year End Roll	9/26/2019
2019	102	FV	414,800	0			414,800	414,800	Create Final value 2019	6/4/2019
2018	102	FV	414,800	0			414,800	414,800	Year End Roll	9/28/2017
2017	102	FV	384,600	0			384,600	384,600	Year End Roll	9/29/2016
2016	102	FV	377,100	0			377,100	377,100	Year End Roll	1/14/2016
2015	102	FV	358,300	0			358,300	358,300	Year End	10/2/2014
2014	102	FV	354,500	0			354,500	354,500	Year End Roll	1/23/2014
2013	102	FV	333,600	0			333,600	333,600	Year End Roll	10/25/2012

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
PHO JOHNNY C,	U64-178		4/8/1999	FAMILY	220000	No	No			
	U5-139		1/23/1981		123500	No	No			

BUILDING PERMITS

Date	Number	Descp	Amount	C/O	Last Visit	Fed Code	F. Descp	Comment
7/1/1997	1219	RENOVATI	8,000	C	3/3/1998			100% 3/3/98

ACTIVITY INFORMATION

Date	Result	By	Name
4/10/2012	MEAS/EXT INS	25	D ERSKINE
4/17/2004	M&L EXTERIOR	615	
3/3/1998	MEAS/EXT INS	602	
5/6/1996	MEAS+INSPCTD	606	
4/1/1987	INSPECTED	601	

Sign: VERIFICATION OF VISIT NOT DATA

