

Town Of Lincoln



PROPERTY LOCATION

No	Alt No	Direction/Street/City
145		CHESTNUT CR, LINCOLN

OWNERSHIP

Owner 1:	BOYNTON DANIEL C
Owner 2:	BOYNTON JANET K
Owner 3:	
Street 1:	145 CHESTNUT CR
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: Y
Postal:	01773-4917 Type:

PREVIOUS OWNER

Owner 1:	DUNN TR - BARBARA B
Owner 2:	-
Street 1:	145 CHESTNUT CR
Twn/City:	LINCOLN
St/Prov:	MA Cntry
Postal:	01773-4917

NARRATIVE DESCRIPTION

This Parcel contains . ACRES of land mainly classified as CONDO with a(n) CONDO-GRDN Building Built about 1974, Having Primarily WOOD 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				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	608,000	2,900	0.000		610,900		
Total Card						Entered Lot Size	
Total Parcel						Total Land:	
Source: Market Adj Cost						Land Unit Type:	
Total Value per SQ unit /Card: 247.20						/Parcel: 247.20	

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	102	FV	587,800	2900	.		590,700	590,700	Year End Roll	9/26/2019
2019	102	FV	534,100	2900	.		537,000	537,000	Create Final value 2019	6/4/2019
2018	102	FV	534,100	2900	.		537,000	537,000	Year End Roll	9/28/2017
2017	102	FV	488,500	2900	.		491,400	491,400	Year End Roll	9/29/2016
2016	102	FV	474,800	2900	.		477,700	477,700	Year End Roll	1/14/2016
2015	102	FV	461,100	2900	.		464,000	464,000	Year End	10/2/2014
2014	102	FV	456,500	2900	.		459,400	459,400	Year End Roll	1/23/2014
2013	102	FV	426,200	2900	.		429,100	429,100	Year End Roll	10/25/2012

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
DUNN TR, BARBARA	70815-27		4/2/2018		585000	No	No			
DUNN, BARBARA B	63394-553		3/21/2014	FAMILY	10	No	No			
KINGSBURY HOWAR	20691-397		8/1/1990		285000	No	No			

BUILDING PERMITS

Date	Number	Descp	Amount	C/O	Last Visit	Fed Code	F. Descp	Comment
5/1/2018	7055	RENOVATI	74,000	C				Remodel the kitche

ACTIVITY INFORMATION

Date	Result	By	Name
4/4/2019	SALES INSP	621	N Cramer
4/11/2012	MEAS/EXT INS	25	D ERSKINE
3/3/2004	M&L COMPLETE	615	
5/19/1997	MEAS+INSPCTD	600	
4/26/1992	MEAS+INSPCTD	606	
4/1/1987	INSPECTED	601	

Sign: VERIFICATION OF VISIT NOT DATA

