



PROPERTY LOCATION

No	Alt No	Direction/Street/City
0		CONANT RD, LINCOLN
OWNERSHIP		
Unit #: _____		
Owner 1: TOWN OF LINCOLN		
Owner 2: CONSERVATION		
Owner 3: _____		
Street 1: 16 LINCOLN RD		
Street 2: _____		
Twn/City: LINCOLN		
St/Prov:	MA	Cntry: _____ Own Occ: N
Postal:	01773	Type: _____

IN PROCESS APPRAISAL SUMMARY

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value
903			4.300	25,800	25,800
Total Card			4.300	25,800	25,800
Total Parcel			4.300	25,800	25,800
Source: Market Adj Cost		Total Value per SQ unit /Card: N/A		/Parcel: N/A	

Legal Description	User Acct
	GIS Ref
	GIS Ref
Entered Lot Size	
Total Land:	
Land Unit Type:	

PREVIOUS OWNER

Owner 1: DEAN - MAYBELLE L		
Owner 2: -		
Street 1: PO BOX 161		
Twn/City: HANCOCK		
St/Prov:	NH	Cntry: _____
Postal:	03449 0161	

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2021	903	FV		0	4.3	25,800	25,800	25,800	Year End Roll	10/15/2020
2020	903	FV		0	4.3	25,800	25,800	25,800	Year End Roll	9/26/2019
2019	903	FV		0	4.3	25,800	25,800	25,800	Create Final value 2019	6/4/2019
2018	903	FV		0	4.3	25,800	25,800	25,800	Year End Roll	9/28/2017
2017	132	FV		0	4.3	25,800	25,800	25,800	Year End Roll	9/29/2016
2016	132	FV		0	4.3	25,800	25,800	25,800	Year End Roll	1/14/2016
2015	132	FV		0	4.3	25,800	25,800	25,800	Year End	10/2/2014
2014	132	FV		0	4.3	25,800	25,800	25,800	Year End Roll	1/23/2014

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif
DEAN,MAYBELLE L	69027-36		3/20/2017	INVOLVED GOV	25,800	No	No	
DEAN,MAYBELLE L	69027-33		3/20/2017	FAMILY		1 No	No	
DEAN LOUIS EST	6926-398		12/19/1945	FAMILY		No	No	

NARRATIVE DESCRIPTION

This Parcel contains 4.3 ACRES of land mainly classified as MUNCIPL

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Descp	%	Item	Code	Descp
Z	R1	Residential	100	U		
o				t		
n				l		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street	1	PAVED
t				Traffic	4	MEDIUM

BUILDING PERMITS

Date	Number	Descp	Amount	C/O	Last Visit	Fed Code	F. Descp	Comment

ACTIVITY INFORMATION

Date	Result	By	Name

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

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
903	MUNCIPL		4.3		ACRES	UNDEV	0.2	0	30,000.	0.200	R3									25,800						25,800	Wetlands

Total AC/HA:	4.30000	Total SF/SM:	187308.02	Parcel LUC:	903	MUNCIPL	Prime NB Desc:	RES CAT 3	Total:	25,800	Spl Credit:		Total:	25,800
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EXTERIOR INFORMATION

Type:
Sty Ht:
(Liv) Units: Total:
Foundation:
Frame:
Prime Wall:
Sec Wall: %
Roof Struct:
Roof Cover:
Color:
View / Desir:

BATH FEATURES

Full Bath Rating:
A Bath: Rating:
3/4 Bath: Rating:
A 3QBth Rating:
1/2 Bath: Rating:
A HBth: Rating:
OthrFix: Rating:

OTHER FEATURES

Kits: Rating:
A Kits: Rating:
Frpl: Rating:
WSFlue: Rating:

CONDO INFORMATION

Location:
Total Units:
Floor:
% Own:
Name:

GENERAL INFORMATION

Grade:
Year Blt: Eff Yr Blt:
Alt LUC: Alt %:
Jurisdct: Fact:
Const Mod:
Lump Sum Adj:

INTERIOR INFORMATION

Avg Ht/FL:
Prim Int Wal
Sec Int Wall: %
Partition:
Prim Floors:
Sec Floors: %
Bsmnt Flr:

DEPRECIATION

Phys Cond: 0.0%
Functional: %
Economic: %
Special: %
Override: %
Total: 0%

CALC SUMMARY

Basic \$ / SQ:
Size Adj.: 1.00000000
Const Adj.: 8.00000000
Adj \$ / SQ:
Other Features: 0
Grade Factor:
Neighborhood Inf: 1.00000000
LUC Factor: 1.00
Adj Total: 0
Depreciation: 0
Depreciated Total: 0

COMMENTS

Empty box for comments.

RESIDENTIAL GRID

Table with 12 columns: 1st Res Grid, Desc, # Units, Level, FY, LR, DR, D, K, FR, RR, BR, FB, HB, L, O. Includes rows for Other, Upper, Lvl 2, Lvl 1, Lower and a Totals row.

REMODELING

Exterior:
Interior:
Additions:
Kitchen:
Baths:
Plumbing:
Electric:
Heating:
General:

RES BREAKDOWN

Table with 4 columns: No Unit, RMS, BRS, FL. Includes a Totals row.

COMPARABLE SALES

Table with 5 columns: Rate, Parcel ID, Typ, Date, Sale Price. Includes summary rows for WtAv\$/SQ, AvRate, Ind.Val, Juris. Factor, Before Depr, Special Features, Val/Su Net, Final Total, and Val/Su SzAd.

SKETCH

Large empty box for sketching.

SUB AREA

Table with 5 columns: Code, Description, Area - SQ, Rate - AV, Undepr Value. Includes summary rows for Net Sketched Area, Total, Size Ad, Gross Area, and FinArea.

SUB AREA DETAIL

Table with 7 columns: Sub Area, % Usbl, Descrip, % Type, Qu, # Ten.

IMAGE

AssessPro Patriot Properties, Inc

SPEC FEATURES/YARD ITEMS

Table with 13 columns: Code, Description, A, Y/S, Qty, Size/Dim, Qual, Con, Year, Unit Price, D/S, Dep, LUC, Fact, NB Fa, Appr Value, JCod, JFact, Juris. Value.

PARCEL ID 168 11 0

Summary row: More: N, Total Yard Items, Total Special Features, Total: