



PROPERTY LOCATION

No	Alt No	Direction/Street/City
32		CAMBRIDGE TP, LINCOLN

OWNERSHIP

Owner 1:	COMM OF MASS
Owner 2:	DEPT OF HIGHWAYS
Owner 3:	
Street 1:	10 PARK PLAZA RM 6160
Street 2:	
Twn/City:	BOSTON
St/Prov:	MA Cntry Own Occ: N
Postal:	02116 Type:

PREVIOUS OWNER

Owner 1:	CIAMPA VINCENT P -
Owner 2:	-
Street 1:	34 ELMWOOD AVE
Twn/City:	SAUGUS
St/Prov:	MA Cntry
Postal:	01906

NARRATIVE DESCRIPTION

This Parcel contains 1. ACRES of land mainly classified as COMMASS with a(n) CAPE Building Built about 1950, Having Primarily VINYL Exterior and ASPHALT Roof Cover, with 1 Units, 2 Baths, 0 HalfBaths, 0 3/4 Baths, 8 Rooms, and 2 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
901	COMMASS		43560		SQUARE FE	PRIME SITE		0	6.33	1.586	R1									437,200						437,200	

IN PROCESS APPRAISAL SUMMARY

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value	Legal Description	User Acct
901	179,900		1.000	437,200	617,100		
Total Card						Entered Lot Size	
Total Parcel						Total Land:	
Source: Market Adj Cost						Land Unit Type:	
Total Value per SQ unit /Card: 344.36						/Parcel: 344.36	

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2021	901	FV	167,500	0	1.	379,900	547,400	547,400	Year End Roll	10/15/2020
2020	901	FV	147,400	0	1.	328,100	475,500	475,500	Year End Roll	9/26/2019
2019	901	FV	142,700	0	1.	313,600	456,300	456,300	Create Final value 2019	6/4/2019
2018	901	FV	142,700	0	1.	313,600	456,300	456,300	Year End Roll	9/28/2017
2017	901	FV	139,600	0	1.	313,600	453,200	453,200	Year End Roll	9/29/2016
2016	901	FV	139,600	0	1.	304,600	444,200	444,200	Year End Roll	1/14/2016
2015	901	FV	133,400	0	1.	241,700	375,100	375,100	Year End	10/2/2014
2014	901	FV	131,900	0	1.	232,100	364,000	364,000	Year End Roll	1/23/2014

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
CIAMPA VINCENT	53101-24		6/30/2009	INVOLVED GOV	514,248	No	No			ORDER OF TAKING-AWARD MONEY
CIAMPA VINCENT	48383-501		10/27/2006	FAMILY		1	No	No		
CIAMPA VINCENT	42728-129		5/7/2004	CONVENIENC		1	No	No		
CIAMPA VINCENT	42728-113		5/7/2004	CONVENIENC		1	No	No		
CIAMPA VINCENT	35094-343		3/21/2002	CONVENIENC		1	No	No		
CONROY, GRACE W	17633-73		12/4/1986		160,000	No	No			

BUILDING PERMITS

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

ACTIVITY INFORMATION

Date	Result	By	Name
8/20/2007	MEAS/EXT INS	617	D HASCHIG
1/17/1996	MEAS+INSPCTD	606	

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

