



PROPERTY LOCATION

No	Alt No	Direction/Street/City
79		AUTUMN LN, LINCOLN

OWNERSHIP

Owner 1:	BUITRAGO ERI ANNE-MARIE
Owner 2:	BUITRAGO CARLOS RAFAEL
Owner 3:	
Street 1:	79 AUTUMN LN
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: Y
Postal:	01773-2403 Type:

PREVIOUS OWNER

Owner 1:	MOZZI - ROBERT L
Owner 2:	MOZZI - RUTH M
Street 1:	79 AUTUMN LN
Twn/City:	LINCOLN
St/Prov:	MA Cntry
Postal:	01773-2403

NARRATIVE DESCRIPTION

This Parcel contains 2.17 ACRES of land mainly classified as ONE FAM with a(n) DECK HSE Building Built about 1972, Having Primarily WOOD Exterior and ASPHALT Roof Cover, with 1 Units, 2 Baths, 0 HalfBaths, 0 3/4 Baths, 6 Rooms, and 4 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 Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	ONE FAM		80000		SQUARE FE	PRIME SITE		0	7.91	1.000	R3									632,800						632,800	
101	ONE FAM		0.333		ACRES	EXCESS ACRE		0	30,000.	1.000	R3									9,990						10,000	

IN PROCESS APPRAISAL SUMMARY

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value
101	280,100		2.170	642,800	922,900
Total Card		280,100	2.170	642,800	922,900
Total Parcel		280,100	2.170	642,800	922,900
Source: Market Adj Cost		Total Value per SQ unit /Card: 393.33		/Parcel: 393.33	

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

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2021	101	FV	256,700	0	2.17	570,000	826,700	826,700	Year End Roll	10/15/2020
2020	101	FV	233,200	0	2.17	570,000	803,200	803,200	Year End Roll	9/26/2019
2019	101	FV	216,800	0	2.17	552,400	769,200	769,200	Create Final value 2019	6/4/2019
2018	101	FV	216,800	0	2.17	552,400	769,200	769,200	Year End Roll	9/28/2017
2017	101	FV	216,800	0	2.17	522,000	738,800	738,800	Year End Roll	9/29/2016
2016	101	FV	214,400	0	2.17	506,800	721,200	721,200	Year End Roll	1/14/2016
2015	101	FV	205,000	0	2.17	470,000	675,000	675,000	Year End	10/2/2014
2014	101	FV	202,700	0	2.17	422,000	624,700	624,700	Year End Roll	1/23/2014

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif
MOZZI,ROBERT L	70157-452		10/31/2017		705,000	No	No	
LANE'S END REAL	12146-477		1/21/1972		23,000	No	No	

TAX DISTRICT

PAT ACCT.

BUILDING PERMITS

Date	Number	Descp	Amount	C/O	Last Visit	Fed Code	F. Descp	Comment
12/15/2015	6307	ROOF	12,000	C				Strip & re-roof dw

ACTIVITY INFORMATION

Date	Result	By	Name
11/22/2016	MEAS+INSPCTD	4	JG
8/20/2007	MEAS/EXT INS	617	D HASCHIG
3/18/1996	MEAS+INSPCTD	606	

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

