



**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
212		CONCORD RD, LINCOLN

**OWNERSHIP**

Owner 1:	SEELEY GEORGE W
Owner 2:	SEELEY SUSAN A
Owner 3:	
Street 1:	212 CONCORD RD
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: Y
Postal:	01773-5115 Type:

**PREVIOUS OWNER**

Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry
Postal:	

**NARRATIVE DESCRIPTION**

This Parcel contains 1.977 ACRES of land mainly classified as ONE FAM with a(n) CAPE Building Built about 1947, Having Primarily WOOD SHING Exterior and ASPHALT Roof Cover, with 1 Units, 3 Baths, 0 HalfBaths, 0 3/4 Baths, 7 Rooms, and 3 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	7.25	1.000	R2									580,000						580,000	
101	ONE FAM		0.14		ACRES	UNDEV	0.2	0	30,000.	0.200	R2									840						800	Wetland

**IN PROCESS APPRAISAL SUMMARY**

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value	Legal Description	User Acct
101	306,400	6,300	1.977	580,800	893,500		
Total Card						Entered Lot Size	
Total Parcel						Total Land:	
Source: Market Adj Cost						Land Unit Type:	
Total Value per SQ unit /Card: 337.53						/Parcel: 337.53	

**PREVIOUS ASSESSMENT**

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2021	101	FV	300,900	6300	1.977	500,800	808,000	808,000	Year End Roll	10/15/2020
2020	101	FV	267,100	6300	1.977	508,800	782,200	782,200	Year End Roll	9/26/2019
2019	101	FV	257,200	6300	1.977	492,000	755,500	755,500	Create Final value 2019	6/4/2019
2018	101	FV	259,700	6300	1.977	492,000	758,000	758,000	Year End Roll	9/28/2017
2017	101	FV	254,400	6300	1.977	477,600	738,300	738,300	Year End Roll	9/29/2016
2016	101	FV	254,400	6300	1.977	477,600	738,300	738,300	Year End Roll	1/14/2016
2015	101	FV	243,700	6300	1.977	404,800	654,800	654,800	Year End	10/2/2014
2014	101	FV	241,100	6300	1.977	363,200	610,600	610,600	Year End Roll	1/23/2014

**SALES INFORMATION**

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
RILEY ALLSTON	12586-488		1/8/1974		56,500	No	No			

**BUILDING PERMITS**

Date	Number	Descp	Amount	C/O	Last Visit	Fed Code	F. Descp	Comment
2/28/2018	6993	SOLAR PA	9,258	C	5/25/2018			Install solar pane
5/3/2000	1947	ROOF		C	6/30/2001			
11/9/1993	390	RENO-ADD	100,000	C	12/20/1993			

**ACTIVITY INFORMATION**

Date	Result	By	Name
4/26/2018	MEAS+INSPCTD	622	K Cuoco
11/10/2008	MEAS/EXT INS	25	D ERSKINE
12/9/2004	M&L EXTERIOR	615	
8/25/1995	PERMIT VISIT	606	
1/13/1995	MEAS+INSPCTD	606	
12/20/1993	PERMIT VISIT	600	
5/11/1987	INSPECTED	601	

Sign: VERIFICATION OF VISIT NOT DATA

