



PROPERTY LOCATION

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

OWNERSHIP

Owner 1:	FEINBERG JONATHAN
Owner 2:	MCVETY KATHERINE M
Owner 3:	
Street 1:	217 CONCORD RD
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: N
Postal:	01773 Type:

PREVIOUS OWNER

Owner 1:	Pearmain Tr - Claire Anne
Owner 2:	-
Street 1:	PO Box 281
Twn/City:	Lincoln
St/Prov:	MA Cntry
Postal:	01773-0281

NARRATIVE DESCRIPTION

This Parcel contains .332 ACRES of land mainly classified as UNDEV

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

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 Infru	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
132	UNDEV		0.3319		ACRES	UNDEV	0.2	0	30,000.	0.200	R3									1,991						2,000	Unbuildable

IN PROCESS APPRAISAL SUMMARY

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value	Legal Description
132			0.332	2,000	2,000	2724
Total Card			0.332	2,000	2,000	Entered Lot Size
Total Parcel			0.332	2,000	2,000	Total Land:
Source: Market Adj Cost		Total Value per SQ unit /Card: N/A		/Parcel: N/A		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	132	FV		0	.332	2,000	2,000	2,000	Year End Roll	10/15/2020
2020	132	FV		0	.332	2,000	2,000	2,000	Year End Roll	9/26/2019
2019	132	FV		0	.332	2,000	2,000	2,000	Create Final value 2019	6/4/2019
2018	132	FV		0	.332	2,000	2,000	2,000	Year End Roll	9/28/2017
2017	132	FV		0	.332	2,000	2,000	2,000	Year End Roll	9/29/2016
2016	132	FV		0	.332	2,000	2,000	2,000	Year End Roll	1/14/2016
2015	132	FV		0	.332	2,000	2,000	2,000	Year End	10/2/2014
2014	132	FV		0	.332	2,000	2,000	2,000	Year End Roll	1/23/2014

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
Pearmain Tr,Cla	59311-293		6/18/2012	MULTI-PARCEL	788,500	No	No			
PEARMAIN CLAIRE	34910-601		2/27/2002	CONVENIENC	99	Yes	No			
PEARMAIN, W. RO	25152-142		1/30/1995	CONVENIENC		Yes	No			
HOWARD ELIZABET	13618-520		1/3/1979			No	No			

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 ___/___/___

Total AC/HA: 0.33190	Total SF/SM: 14457.56	Parcel LUC: 132 UNDEV	Prime NB Desc RES CAT 3	Total: 1,991	Spl Credit	Total: 2,000
----------------------	-----------------------	-----------------------	-------------------------	--------------	------------	--------------

