



PROPERTY LOCATION

No	Alt No	Direction/Street/City
11		BIRCHWOOD LN, LINCOLN

OWNERSHIP

Owner 1:	RUSH TR HELEN M
Owner 2:	
Owner 3:	HELEN M RUSH TRUST
Street 1:	11 BIRCHWOOD LN
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: Y
Postal:	01773 Type:

PREVIOUS OWNER

Owner 1:	RUSH - ROBERT P
Owner 2:	RUSH - HELEN M
Street 1:	11 BIRCHWOOD LN
Twn/City:	LINCOLN
St/Prov:	MA Cntry
Postal:	01773

NARRATIVE DESCRIPTION

This Parcel contains . ACRES of land mainly classified as CONDO with a(n) CONDO-TNHS Building Built about 1979, Having Primarily CLAPBOARD 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				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
102	CONDO		0		SQUARE FE	PRIME SITE		0	0.	0.000	LR	1.00															

IN PROCESS APPRAISAL SUMMARY

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value
102	545,000	8,900	0.000		553,900
Total Card	545,000	8,900	0.000		553,900
Total Parcel	545,000	8,900	0.000		553,900
Source:	Market Adj Cost	Total Value per SQ unit /Card: 240.02		/Parcel:	240.02

Legal Description	User Acct
	0
	GIS Ref
	GIS Ref
Entered Lot Size	
Total Land:	
Land Unit Type:	
Insp Date	04/11/12

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2021	102	FV	537,700	8900	.		546,600	546,600	Year End Roll	10/15/2020
2020	102	FV	552,500	8900	.		561,400	561,400	Year End Roll	9/26/2019
2019	102	FV	534,400	8900	.		543,300	543,300	Create Final value 2019	6/4/2019
2018	102	FV	534,400	8900	.		543,300	543,300	Year End Roll	9/28/2017
2017	102	FV	529,500	8900	.		538,400	538,400	Year End Roll	9/29/2016
2016	102	FV	529,500	8900	.		538,400	538,400	Year End Roll	1/14/2016
2015	102	FV	505,500	8900	.		514,400	514,400	Year End	10/2/2014
2014	102	FV	467,000	8900	.		475,900	475,900	Year End Roll	1/23/2014

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif
RUSH,ROBERT P	63295-33		2/21/2014	FAMILY		1	No	No
MORSS CHARLES A	42892-128		5/26/2004		530,000	No	No	
MORSS, CHARLES	26657-594		9/11/1996	CONVENIENC	10	No	No	
ROSSBACH LEOPOL	17018-10		5/22/1986		345,000	No	No	

TAX DISTRICT

PAT ACCT.

BUILDING PERMITS

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

ACTIVITY INFORMATION

Date	Result	By	Name
4/11/2012	MEAS/EXT INS	25	D ERSKINE
3/13/2004	M&L COMPLETE	615	
5/19/1999	MEAS+INSPCTD	605	BOA
5/27/1997	MEAS/EXT INS	600	
5/2/1996	MEAS/EXT INS	606	
5/1/1987	INSPECTED	601	

Sign: VERIFICATION OF VISIT NOT DATA

