

Town Of Lincoln



PROPERTY LOCATION

No	Alt No	Direction/Street/City
17		GILES RD, LINCOLN
Unit #:		
Owner 1: JONG DIANA		
Owner 2:		
Owner 3:		
Street 1: 17 GILES RD		
Street 2:		
Twn/City: LINCOLN		
St/Prov: MA	Cntry:	Own Occ: Y
Postal: 01773-5109		Type:

IN PROCESS APPRAISAL SUMMARY

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value	Legal Description	User Acct
101	770,400	500	0.960	651,200	1,422,100	3457.00	0
							GIS Ref
							GIS Ref
Total Card						Entered Lot Size	
Total Parcel						Total Land:	
Source: Market Adj Cost		Total Value per SQ unit /Card:		327.33	/Parcel:	327.33	Insp Date
							05/06/14

OWNERSHIP

Owner 1: JONG DIANA
Owner 2:
Owner 3:
Street 1: 17 GILES RD
Street 2:
Twn/City: LINCOLN
St/Prov: MA
Cntry:
Own Occ: Y
Postal: 01773-5109
Type:

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2023	101	FV	765,200	500	.96	599,800	1,365,500	1,365,500	Year end	11/3/2022
2022	101	FV	702,800	500	.96	542,200	1,245,500	1,245,500	Year End Roll	10/19/2021
2021	101	FV	660,500	500	.96	479,800	1,140,800	1,140,800	Year End Roll	10/15/2020
2020	101	FV	634,700	500	.96	479,800	1,115,000	1,115,000	Year End Roll	9/26/2019
2019	101	FV	576,700	500	.96	464,700	1,041,900	1,041,900	Create Final value 2019	6/4/2019
2018	101	FV	576,700	500	.96	464,700	1,041,900	1,041,900	Year End Roll	9/28/2017
2017	101	FV	561,500	500	.96	438,700	1,000,700	1,000,700	Year End Roll	9/29/2016
2016	101	FV	540,600	500	.96	425,700	966,800	966,800	Year End Roll	1/14/2016

PREVIOUS OWNER

Owner 1: ORGEL TR - ROBERT S
Owner 2: ORGEL TR - ELIZABETH N
Street 1: 17 GILES RD
Street 2:
Twn/City: LINCOLN
St/Prov: MA
Cntry:
Own Occ: Y
Postal: 01773-5109
Type:

NARRATIVE DESCRIPTION

This Parcel contains .96 ACRES of land mainly classified as ONE FAM with a(n) COLONIAL Building Built about 1952, Having Primarily WOOD SHING Exterior and ASPHALT Roof Cover, with 1 Units, 2 Baths, 1 HalfBaths, 0 3/4 Baths, 12 Rooms, and 4 Bdrms.

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
ORGEL TR,ROBERT	71290-471		7/10/2018		1,350,000	No	No			
ORGEL,ROBERT S	62596-310		9/9/2013	FAMILY		1	No	No		
ALTAIR ASSOCIAT	30878-004		11/17/1999		816,000	No	No			
LIGHT GALEN D J	29633-323		1/6/1999	CHD>SALE	370,000	No	No			
	8396-108		1/19/1955	CHD>SALE	24,000	No	No			

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descip	Comment
7/22/2020	R-20-0118	MANUAL	5,000	C	4/22/2021			Repair & replace f
7/7/2020	SH-20-0016	SHEET MT	3,500	C				Sheet metal work f
1/3/2019	7295	KITCHEN	150,000	C				Remodel kitchen, c
1/2/2019	7293	BATH	40,000	C	4/4/2019			Remodel master bat
3/7/2014	5669	MANUAL	4,000	C				sheet metal work t
3/3/2014	5663	RENOVATI	20,000	C	5/6/2014			contract bath/laun
11/5/2007	3812	RENO-ADD	40,000	C	5/26/2009			+screen prch;aces
3/26/2004	2871	MANUAL	51,500	C	6/19/2004			rem screen porch &
1/15/1999	1611	RENO-ADD	136,000	C	5/29/1999			3/3/00 100%

ACTIVITY INFORMATION

Date	Result	By	Name
6/9/2020	QUESTIONNAIR	624	W Coelho
5/6/2014	MEAS/EXT INS	25	D ERSKINE
5/21/2009	MEAS+INSPECTD	25	D ERSKINE
5/15/2008	MEAS/EXT INS	100	
6/19/2004	MEAS/EXT INS	615	
3/3/2000	MEAS+INSPECTD	600	
5/29/1999	MEAS+INSPECTD	602	
4/8/1996	MEAS+INSPECTD	606	
12/5/1989	INSPECTED	601	

PROPERTY FACTORS

Item	Code	Descip	%	Item	Code	Descip
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
101	ONE FAM		41817.6		SQUARE FE	PRIME SITE		0	9.5	1.639	R3									651,180						651,200	

Total AC/HA: 0.96000	Total SF/SM: 41817.60	Parcel LUC: 101	ONE FAM	Prime NB Desc	RES CAT 3	Total:	651,180	Spl Credit	Total:	651,200
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