



PROPERTY LOCATION

No	Alt No	Direction/Street/City
10		CERULEAN WY, LINCOLN

OWNERSHIP

Owner 1:	NATHANIEL ROBERT
Owner 2:	
Owner 3:	
Street 1:	10 CERULEAN WY
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: Y
Postal:	01773-4300 Type:

PREVIOUS OWNER

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

NARRATIVE DESCRIPTION

This Parcel contains 1.85 ACRES of land mainly classified as ONE FAM with a(n) CONTEMPORARY Building Built about 1990, Having Primarily WOOD SHING Exterior and WOODSHINGL Roof Cover, with 1 Units, 4 Baths, 4 HalfBaths, 0 3/4 Baths, 10 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 Infl	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	12.4	1.000	R5									992,000						992,000	
101	ONE FAM		0.013		ACRES	EXCESS ACRE		0	30,000.	1.000	R5									390						400	

IN PROCESS APPRAISAL SUMMARY

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value
101	2,339,500		1.850	992,400	3,331,900
Total Card	2,339,500		1.850	992,400	3,331,900
Total Parcel	2,339,500		1.850	992,400	3,331,900
Source:	Market Adj Cost	Total Value per SQ unit /Card:		432.15	/Parcel: 432.15

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2023	101	FV	2,021,800	0	1.85	840,400	2,862,200	2,862,200	Year end	11/3/2022
2022	101	FV	1,697,500	0	1.85	768,400	2,465,900	2,465,900	Year End Roll	10/19/2021
2021	101	FV	1,567,300	0	1.85	800,400	2,367,700	2,367,700	Year End Roll	10/15/2020
2020	101	FV	1,701,400	0	1.85	800,400	2,501,800	2,501,800	Year End Roll	9/26/2019
2019	101	FV	1,782,300	0	1.85	797,200	2,579,500	2,579,500	Create Final value 2019	6/4/2019
2018	101	FV	1,782,300	0	1.85	797,200	2,579,500	2,579,500	Year End Roll	9/28/2017
2017	101	FV	1,670,800	0	1.85	797,200	2,468,000	2,468,000	Year End Roll	9/29/2016
2016	101	FV	1,643,900	0	1.85	745,200	2,389,100	2,389,100	Year End Roll	1/14/2016

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
F.D.I.C.	22448-457		9/30/1992	FORECLOSURE	750,000	No	No			

BUILDING PERMITS

Date	Number	Descp	Amount	C/O	Last Visit	Fed Code	F. Descp	Comment
11/4/2010	4600	RENOVATI	70,000	C	5/31/2012			interior basement
5/5/1997	1177	ROOF		1 C	5/27/1997			3/25/98 100%
7/30/1996	1011-96	RENO-GAR	120,000	C	6/6/2000			6/6/00 100%
3/6/1996	911-96	DEMOLITI		C	6/14/1996			
7/13/1993	283	RENOVATI	150,000	C	12/28/1993			

ACTIVITY INFORMATION

Date	Result	By	Name
5/31/2012	PERMIT VISIT	25	D ERSKINE
6/30/2007	MEAS/EXT INS	616	D MANZELLO
6/6/2000	MEAS/EXT INS	608	
5/15/2000	MEAS+INSPCTD	611	
6/9/1999	MEAS+INSPCTD	602	
2/27/1999	MEAS+INSPCTD	602	
3/25/1998	MEAS/EXT INS	602	
5/27/1997	MEAS+INSPCTD	602	
1/27/1996	MEAS+INSPCTD	606	

Sign: VERIFICATION OF VISIT NOT DATA

