

**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
300		CAMBRIDGE TP, LINCOLN

**OWNERSHIP**

Owner 1: JONES CLAYTON
Owner 2: JONES MEGAN
Owner 3:
Street 1: 300 CAMBRIDGE TP
Street 2:
Twn/City: LINCOLN
St/Prov: MA Cntry Own Occ: N
Postal: 01773-2304 Type:

**PREVIOUS OWNER**

Owner 1: CROMWELL - DARREN M
Owner 2: CROMWELL - SUSAN M
Street 1: 300 CAMBRIDGE TP
Twn/City: LINCOLN
St/Prov: MA Cntry
Postal: 01773-2304

**NARRATIVE DESCRIPTION**

This Parcel contains .48 ACRES of land mainly classified as ONE FAM with a(n) COLONIAL Building Built about 1995, Having Primarily VINYL Exterior and ASPHALT Roof Cover, with 1 Units, 2 Baths, 1 HalfBaths, 0 3/4 Baths, 8 Rooms, and 4 Bdrms.

**OTHER ASSESSMENTS**

Code	Descrip/No	Amount	Com. Int

**PROPERTY FACTORS**

Item	Code	Descp	%	Item	Code	Descp
Z				U		
o				t		
n				l		
Census:				Exmpt		
Flood Haz:				Topo		
D				Street		
s				Traffic		
t						

**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
101	ONE FAM		20908		SQUARE FE	PRIME SITE		0	6.7	1.162	R1			USE	-61					162,718						162,700	affordable

Total AC/HA: 0.47998	Total SF/SM: 20907.93	Parcel LUC: 101	ONE FAM	Prime NB Desc	RES CAT 1	Total: 162,718	Spl Credit	Total: 162,700
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**IN PROCESS APPRAISAL SUMMARY**

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value	Legal Description	User Acct
101	146,800		0.480	162,700	309,500		
Total Card 146,800 0.480 162,700 309,500						Entered Lot Size	
Total Parcel 146,800 0.480 162,700 309,500						Total Land:	
Source: Market Adj Cost		Total Value per SQ unit /Card: 157.55		/Parcel: 157.55		Land Unit 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	145,800	0	.48	170,000	315,800	315,800	Year end	11/3/2022
2022	101	FV	140,200	0	.48	153,700	293,900	293,900	Year End Roll	10/19/2021
2021	101	FV	85,200	0	.48	133,600	218,800	218,800	Year End Roll	10/15/2020
2020	101	FV	84,500	0	.48	115,400	199,900	199,900	Year End Roll	9/26/2019
2019	101	FV	79,400	0	.48	110,300	189,700	189,700	Create Final value 2019	6/4/2019
2018	101	FV	79,400	0	.48	110,300	189,700	189,700	Year End Roll	9/28/2017
2017	101	FV	77,100	0	.48	110,300	187,400	187,400	Year End Roll	9/29/2016
2016	101	FV	75,600	0	.48	107,100	182,700	182,700	Year End Roll	1/14/2016

**SALES INFORMATION**

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
CROMWELL,DARREN	75070-522		7/8/2020	SALE RESTRIC	311,300	No	No			Sale on 7/8/2020 includes Affordabl
FAIRVIEW REALTY	24842-508		9/8/1994	CHANGE IN US	100,000	Yes	No			AFFORDABLE HOUSING
COMM OF MASS	24317-392		3/1/1994	INVOLVED GOV	215,000	Yes	No			8 LOTS SOLD
	12198-575		12/31/1940			No	No			

**BUILDING PERMITS**

Date	Number	Descp	Amount	C/O	Last Visit	Fed Code	F. Descp	Comment
6/25/2021	R-21-0142	MANUAL	3,000	C	11/8/2021			Weatherization/air
7/15/1996	1001-96	MANUAL	300	C	6/7/1997			SLD DOOR
10/14/1994	597-94	FENCE		C	8/18/1995			
9/1/1994	557-94	ADDITION	4,000	C	8/29/1995			
4/11/1994	445	NEW HOME	165,000	C	8/29/1995			

**ACTIVITY INFORMATION**

Date	Result	By	Name
7/19/2018	MEAS/EXT INS	622	K Cuoco
9/21/2009	MEAS/EXT INS	25	D ERSKINE
11/23/2002	M&L COMPLETE	615	
6/7/1997	MEAS/EXT INS	602	
5/20/1996	MEAS+INSPCTD	606	
1/19/1996	ENTRY DENIED	606	
8/29/1995	PERMIT VISIT	606	

Sign: VERIFICATION OF VISIT NOT DATA



**USER DEFINED**

Prior Id # 1: 33 12 0
Prior Id # 2:
Prior Id # 3:
Prior Id # 1:
Prior Id # 2:
Prior Id # 3:
Prior Id # 1:
Prior Id # 2:
Prior Id # 3:
ASR Map:
Fact Dist:
Reval Dist:
Year:
LandReason:
BldReason:

