

171

22

0

2

3

1 of 1

CONDOS

Town Of Lincoln

APPRaised:

Total Card /

Total Parcel

573,600 /

573,600 /

USE VALUE:

573,600 /

573,600 /

ASSESSed:

573,600 /

573,600 /

Map

Lot

Sublot

Building

Unit

CARD

PROPERTY LOCATION

No	Alt No	Direction/Street/City
22		GREENRIDGE LN, LINCOLN

OWNERSHIP

Owner 1:	LEE ISABEL S
Owner 2:	
Owner 3:	
Street 1:	22 GREENRIDGE LN
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: Y
Postal:	01773 Type:

PREVIOUS OWNER

Owner 1:	PHO JOHNNY C -
Owner 2:	PHO ADA -
Street 1:	22 GREENRIDGE LN
Twn/City:	LINCOLN
St/Prov:	MA Cntry
Postal:	01773

NARRATIVE DESCRIPTION

This parcel contains . ACRES of land mainly classified as CONDO with a CONDO-TNHS Building built about 1981, having primarily WOOD Exterior and 1558 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 1 HalfBath, 6 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z		water		A		SEPTIC
o		Sewer				
n		Electri				
Census:		Exmpt				
Flood Haz:						
D		Topo				
s		Street	1			PAVED
t		Gas:	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.	0.00	GR																

Total AC/HA:	0.00000	Total SF/SM:	0	Parcel LUC:	102	CONDO	Prime NB Desc	GREENRID	Total:		SpI Credit		Total:	
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - Lincoln

meadorse

2026

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
102	0.000	573,600			573,600
Total Card	0.000	573,600			573,600
Total Parcel	0.000	573,600			573,600
Source:	Market Adj Cost	Total Value per SQ unit /Card:	368.16	/Parcel:	368.16

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2025	102	FV	562,100	0	.		562,100		Year End Roll	12/2/2024
2024	102	FV	518,600	0	.		518,600		Year end	11/9/2023
2023	102	FV	514,500	0	.		514,500	514,500	Year end	11/3/2022
2022	102	FV	497,100	0	.		497,100	497,100	Year End Roll	10/19/2021
2021	102	FV	460,100	0	.		460,100	460,100	Year End Roll	10/15/2020
2020	102	FV	460,100	0	.		460,100	460,100	Year End Roll	9/26/2019
2019	102	FV	414,800	0	.		414,800	414,800	Create Final va	6/4/2019
2018	102	FV	414,800	0	.		414,800	414,800	Year End Roll	9/28/2017

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
PHO JOHNNY C,	U64-178		4/8/1999	FAMILY	220,000	No	No		
	U5-139		1/23/1981		123,500	No	No		

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
7/1/1997	1219	RENOVATI	8,000	C	3/3/1998			100% 3/3/98

ACTIVITY INFORMATION

Date	Result	By	Name
11/20/2024	MEAS/EXT INS	6	JN
4/10/2012	MEAS/EXT INS	25	D ERSKINE
4/17/2004	M&L EXTERIOR	615	
3/3/1998	MEAS/EXT INS	602	
5/6/1996	MEAS+INSPCTD	606	
4/1/1987	INSPECTED	601	

Sign: VERIFICATION OF VISIT NOT DATA

Total:		SpI Credit		Total:	
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USER DEFINED

Prior Id # 1:	104 2 3
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:	
CivilDistrict:	
Ratio:	

PRINT
Date Time
09/26/25 14:14:02
LAST REV
Date Time
01/28/25 09:07:53
apro
144

!144!

Parcel ID 171 22 0 2 3

Entered Lot Size	Total Land:	Land Unit Type:

