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6

1 of 1

CONDOS

Town Of Lincoln

APPRaised:

Total Card /

Total Parcel

639,800 / 639,800

USE VALUE:

639,800 /

639,800

ASSESSED:

639,800 /

639,800

Map

Lot

Sublot

Building

Unit

CARD

PROPERTY LOCATION

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

OWNERSHIP

Owner 1:	GUPTA APURV
Owner 2:	ZHANG CELIA W
Owner 3:	
Street 1:	15 GREENRIDGE LN
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: Y
Postal:	01773 Type:

PREVIOUS OWNER

Owner 1:	PATTERSON - LISA MARCAURELLE
Owner 2:	-
Street 1:	15 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 1948 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																

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
102	0.000	639,800			639,800
Total Card	0.000	639,800			639,800
Total Parcel	0.000	639,800			639,800
Source:	Market Adj Cost	Total Value per SQ unit /Card:	328.44	/Parcel:	328.44

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2025	102	FV	579,100	0	.		579,100		Year End Roll	12/2/2024
2024	102	FV	534,000	0	.		534,000		Year end	11/9/2023
2023	102	FV	529,900	0	.		529,900	529,900	Year end	11/3/2022
2022	102	FV	539,200	0	.		539,200	539,200	Year End Roll	10/19/2021
2021	102	FV	499,100	0	.		499,100	499,100	Year End Roll	10/15/2020
2020	102	FV	499,100	0	.		499,100	499,100	Year End Roll	9/26/2019
2019	102	FV	449,800	0	.		449,800	449,800	Create Final va	6/4/2019
2018	102	FV	449,800	0	.		449,800	449,800	Year End Roll	9/28/2017

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
PATTERSON,LISA	172-197		8/29/2024		705,000	No	No		
PHO,JOHNNY C	160-42		1/15/2021		539,000	No	No		
	U6-149		5/21/1981		127,500	No	No		

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
6/25/2019	R-19-0080	MANUAL	5,000	C				Replace one slidin
9/6/1996	1039-96	MANUAL	15,000	C	7/1/1997			FNH ATT

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	
5/3/1996	MEAS/EXT INS	606	
4/1/1987	INSPECTED	601	

Sign: VERIFICATION OF VISIT NOT DATA



USER DEFINED

Prior Id # 1:	104 201 6
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	14:15:14

LAST REV

Date	Time
07/07/25	14:37:34

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