

Map Lot Sublot Building Unit CARD

PROPERTY LOCATION

No	Alt No	Direction/Street/City
137		WESTON RD, LINCOLN

OWNERSHIP

Owner 1:	WYSOCKA DOROTA
Owner 2:	
Owner 3:	
Street 1:	137 WESTON RD
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: Y
Postal:	01773-4506 Type:

PREVIOUS OWNER

Owner 1:	KIMBERK - FREDERICK S
Owner 2:	WYSOCKA - DOROTA
Street 1:	137 WESTON RD
Twn/City:	LINCOLN
St/Prov:	MA Cntry
Postal:	01773-4506

NARRATIVE DESCRIPTION

This parcel contains 1.9 ACRES of land mainly classified as ONE FAM with a COLONIAL Building built about 1913, having primarily WOOD SHING Exterior and 2618 Square Feet, with 1 Unit, 3 Baths, 0 3/4 Bath, 1 HalfBath, 7 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R-1	Single Fam	100	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
101	ONE FAM		80000		SQUARE FE	PRIME SITE		0	11.98	1.00	R4									958,400						958,400	
101	ONE FAM		0.063		ACRES	EXCESS ACRE		0	35,000.	1.00	R4									2,205						2,200	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	1.900	596,700	2,400	960,600	1,559,700
Total Card 1.900 596,700 2,400 960,600 1,559,700					
Total Parcel 1.900 596,700 2,400 960,600 1,559,700					
Source: Market Adj Cost		Total Value per SQ unit /Card: 595.76		/Parcel: 595.76	

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2025	101	FV	566,400	2200	1.9	932,600	1,501,200		Year End Roll	12/2/2024
2024	101	FV	558,900	2200	1.9	913,900	1,475,000		Year end	11/9/2023
2023	101	FV	555,200	2200	1.9	741,900	1,299,300	1,299,300	Year end	11/3/2022
2022	101	FV	501,900	2200	1.9	686,700	1,190,800	1,190,800	Year End Roll	10/19/2021
2021	101	FV	471,700	2200	1.9	641,900	1,115,800	1,115,800	Year End Roll	10/15/2020
2020	101	FV	467,900	2200	1.9	665,900	1,136,000	1,136,000	Year End Roll	9/26/2019
2019	101	FV	425,800	2200	1.9	648,300	1,076,300	1,076,300	Create Final va	6/4/2019
2018	101	FV	425,800	1600	1.9	648,300	1,075,700	1,075,700	Year End Roll	9/28/2017

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
KIMBERK,FREDERI	63755-182		6/16/2014	DIVORCE/ESTA		No	No		
LIEU PETER T,	35525-245		5/23/2002		1,011,000	No	No		
GERTZ, DWIGHT L	26743-119		10/11/1996	CHD>SALE	450,000	No	No		
HODGSON NICHOLA	16790-272		2/21/1986		350,000	No	No		

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
3/27/1997	1153-97	ADDITION	35,700	C	7/17/1997			
12/23/1996	1110-96	RENO-ADD	120,000	C	7/17/1997			

ACTIVITY INFORMATION

Date	Result	By	Name
4/18/2018	MEAS/EXT INS	622	K Cuoco
12/29/2008	MEAS/EXT INS	25	D ERSKINE
12/13/2003	MEAS/EXT INS	615	
12/9/2000	M&L COMPLETE	613	
7/17/1997	MEAS+INSPCTD	600	
7/17/1997	MEAS/EXT INS	600	
11/8/1995	ENTRY DENIED	607	
9/1/1989	INSPECTED	601	

Sign: VERIFICATION OF VISIT NOT DATA



USER DEFINED

Prior Id # 1:	106 14 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:	
CivilDistrict:	
Ratio:	

