

169

13

0

1 of 1

RESIDENTIAL

Total Card / Total Parcel

Map

Lot

Sublot

Building

Unit

CARD

Town Of Lincoln

APPRaised: 2,418,400 / 2,418,400
USE VALUE: 2,418,400 / 2,418,400
ASSESSed: 2,418,400 / 2,418,400

PROPERTY LOCATION

Table with columns: No, Alt No, Direction/Street/City. Row 1: 56, , CONANT RD, LINCOLN

OWNERSHIP

Table with columns: Owner 1-3, Street 1-2, Twn/City, St/Prov, Postal, Type. Row 1: JADE HATHAWAY FINDLAY, 56 CONANT RD, LINCOLN, MA, 01773-3913

PREVIOUS OWNER

Table with columns: Owner 1-2, Street 1, Twn/City, St/Prov, Postal. Row 1: JADE - JOSHUA, 56 CONANT RD, LINCOLN, MA, 01773-3913

NARRATIVE DESCRIPTION

This parcel contains 4.13 ACRES of land mainly classified as ONE FAM with a DECK HSE Building built about 1963, having primarily WOOD Exterior and 4029 Square Feet, with 1 Unit, 4 Baths, 0 3/4 Bath, 1 HalfBath, 7 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Table with columns: Code, Descrip/No, Amount, Com. Int. (Empty table)

PROPERTY FACTORS

Table with columns: Item, Code, Description, %, Item, Code, Description. Row 1: Z, R-1, Single Fam, 100, water, A, SEPTIC

LAND SECTION (First 7 lines only)

Table with columns: 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. Row 1: 101, ONE FAM, , 80000, , SQUARE FE, PRIME SITE, 0, 13.03, 1.00, R5, , , , , 1,042,400, , , , , 1,042,400

IN PROCESS APPRAISAL SUMMARY

Table with columns: Use Code, Land Size, Building Value, Yard Items, Land Value, Total Value. Row 1: 101, 4.130, 1,266,500, 55,000, 1,096,900, 2,418,400

PREVIOUS ASSESSMENT

Table with columns: Tax Yr, Use, Cat, Bldg Value, Yrd Items, Land Size, Land Value, Total Value, Asses'd Value, Notes, Date. Row 1: 2025, 101, FV, 1,194,400, 51400, 4.13, 1,066,500, 2,312,300, Year End Roll, 12/2/2024

SALES INFORMATION

Table with columns: Grantor, Legal Ref, Type, Date, Sale Code, Sale Price, V, Tst, Verif, Notes. Row 1: JADE, JOSHUA, 61652-271, 4/23/2013, FAMILY, , 1, No, No

BUILDING PERMITS

Table with columns: Date, Number, Descrip, Amount, C/O, Last Visit, Fed Code, F. Descrip, Comment. Row 1: 11/4/2020, R-20-0201, RENOVATI, 207,000, C, 3/29/2022, , Add 4' frost wall

ACTIVITY INFORMATION

Table with columns: Date, Result, By, Name. Row 1: 11/20/2018, MEAS/EXT INS, 622, K Cuoco

Sign: VERIFICATION OF VISIT NOT DATA



Table with columns: USER DEFINED, Prior Id # 1-3, ASR Map, Fact Dist, Reval Dist, Year, LandReason, BldReason, CivilDistrict, Ratio.

Total AC/HA: 4.12955 Total SF/SM: 179883 Parcel LUC: 101 ONE FAM Prime NB Desc RES CAT 5 Total: 1,096,895 Spl Credit Total: 1,096,900

