

Map Lot Sublot Building Unit CARD

PROPERTY LOCATION

No	Alt No	Direction/Street/City
37		CONANT RD, LINCOLN

OWNERSHIP

Owner 1:	LITTLE TR JOHN DC
Owner 2:	JOHN DC LITTLE 1997 TRUST
Owner 3:	
Street 1:	37 CONANT RD
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: Y
Postal:	01773-3912 Type:

PREVIOUS OWNER

Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry
Postal:	

NARRATIVE DESCRIPTION

This parcel contains 2.63 ACRES of land mainly classified as ONE FAM with a CONTEMPORARY Building built about 1957, having primarily CLAPBOARD Exterior and 2268 Square Feet, with 1 Unit, 3 Baths, 0 3/4 Bath, 0 HalfBath, 8 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		0.793		ACRES	EXCESS ACRE		0	35,000.	1.00	R4									27,755						27,800	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	2.630	366,800	6,800	986,200	1,359,800
Total Card	2.630	366,800	6,800	986,200	1,359,800
Total Parcel	2.630	366,800	6,800	986,200	1,359,800
Source:	Market Adj Cost	Total Value per SQ unit /Card: 599.56		/Parcel: 599.56	

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2025	101	FV	336,700	6300	2.63	958,200	1,301,200		Year End Roll	12/2/2024
2024	101	FV	332,800	6300	2.63	935,800	1,274,900		Year end	11/9/2023
2023	101	FV	284,900	6300	2.63	763,800	1,055,000	1,055,000	Year end	11/3/2022
2022	101	FV	248,600	6300	2.63	708,600	963,500	963,500	Year End Roll	10/19/2021
2021	101	FV	228,000	6300	2.63	663,800	898,100	898,100	Year End Roll	10/15/2020
2020	101	FV	223,900	6300	2.63	687,800	918,000	918,000	Year End Roll	9/26/2019
2019	101	FV	221,800	6300	2.63	670,200	898,300	898,300	Create Final va	6/4/2019
2018	101	FV	221,800	6300	2.63	670,200	898,300	898,300	Year End Roll	9/28/2017

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
LITTLE TR,JOHN	82751-161		5/9/2024	CONVENIENC	10	No	No		
	10368-509		9/19/1963		42,500	No	No		

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
4/1/2011	4674	MANUAL		C				install a wood bur
9/21/2000	2087	ROOF		C	6/30/2001			

ACTIVITY INFORMATION

Date	Result	By	Name
5/8/2017	MEAS/EXT INS	4	JG
7/10/2008	MEAS/EXT INS	25	D ERSKINE
3/17/2001	M&L COMPLETE	610	
11/14/1995	MEAS+INSPCTD	607	
11/1/1988	INSPECTED	601	

Sign: VERIFICATION OF VISIT NOT DATA



**USER DEFINED**

Prior Id # 1:	110 2 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:	

