

Map

Lot

Sublot

Building

Unit

CARD

PROPERTY LOCATION

No	Alt No	Direction/Street/City
19		MOCCASIN HL, LINCOLN

OWNERSHIP

Owner 1:	JARRELL KEVIN A
Owner 2:	JARRELL BRENDA H
Owner 3:	
Street 1:	19 MOCCASIN HL
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: Y
Postal:	01773-3901 Type:

PREVIOUS OWNER

Owner 1:	BRAUN ESTHER K -
Owner 2:	-
Street 1:	19 MOCCASIN HILL
Twn/City:	LINCOLN
St/Prov:	MA Cntry
Postal:	01773-3901

NARRATIVE DESCRIPTION

This parcel contains 2.57 ACRES of land mainly classified as ONE FAM with a CONTEMPORARY Building built about 1960, having primarily WOOD Exterior and 3095 Square Feet, with 1 Unit, 4 Baths, 0 3/4 Bath, 0 HalfBath, 9 Rooms, and 5 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		0.733		ACRES	EXCESS ACRE		0	35,000.	1.00	R4									25,655						25,700	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	2.570	436,600	18,500	984,100	1,439,200
Total Card	2.570	436,600	18,500	984,100	1,439,200
Total Parcel	2.570	436,600	18,500	984,100	1,439,200
Source:	Market Adj Cost	Total Value per SQ unit /Card:		465.07	/Parcel: 465.07

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2025	101	FV	402,100	17300	2.57	956,100	1,375,500		Year End Roll	12/2/2024
2024	101	FV	386,200	17300	2.57	934,000	1,337,500		Year end	11/9/2023
2023	101	FV	333,000	17300	2.57	762,000	1,112,300	1,112,300	Year end	11/3/2022
2022	101	FV	288,100	23700	2.57	706,800	1,018,600	1,018,600	Year End Roll	10/19/2021
2021	101	FV	265,600	23700	2.57	662,000	951,300	951,300	Year End Roll	10/15/2020
2020	101	FV	261,000	23700	2.57	686,000	970,700	970,700	Year End Roll	9/26/2019
2019	101	FV	258,800	23700	2.57	668,400	950,900	950,900	Create Final va	6/4/2019
2018	101	FV	258,800	23700	2.57	668,400	950,900	950,900	Year End Roll	9/28/2017

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
BRAUN ESTHER K,	33360-447		7/31/2001		910,000	No	No		
BRAUN MORTON B	20367-458		2/8/1990	FAMILY		No	No		

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
9/1/2022	R-22-0213	WDK	17,960	C	9/28/2022			Construct 12x16 de
5/10/2013	5411	POOL	4,390	C	5/19/2014			install above grou
9/20/2010	4564	ADDITION	103,225	C	6/19/2012			construct 10x10 ad
1/24/2006	3345	RENOVATI	35,000	C	5/31/2007			4 bathrooms- 6/20
3/25/2005	3145	RENOVATI	18,500	C				basement rm

ACTIVITY INFORMATION

Date	Result	By	Name
5/19/2014	MEAS/EXT INS	25	D ERSKINE
6/19/2012	PERMIT VISIT	25	D ERSKINE
7/7/2011	MEAS/EXT INS	25	D ERSKINE
5/31/2007	MEAS/EXT INS	100	
6/20/2006	MEAS/EXT INS	50	
6/11/2005	MEAS+INSPCTD	615	
9/7/2001	M&L EXTERIOR	615	
2/28/1996	MEAS+INSPCTD	606	
12/4/1989	INSPECTED	601	

Sign: VERIFICATION OF VISIT NOT DATA



USER DEFINED

Prior Id # 1:	110 25 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:	

