

Map Lot Sublot Building Unit CARD

PROPERTY LOCATION

No	Alt No	Direction/Street/City
27		LAUREL DR, LINCOLN

OWNERSHIP

Owner 1:	CATTAFE MICHAEL
Owner 2:	BAKER DIANA
Owner 3:	
Street 1:	27 LAUREL DRIVE
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: Y
Postal:	01773 Type:

PREVIOUS OWNER

Owner 1:	ECKHARDT - HOMER D
Owner 2:	-
Street 1:	10 GREEN WAY APT 314
Twn/City:	WAYLAND
St/Prov:	MA Cntry
Postal:	01778

NARRATIVE DESCRIPTION

This parcel contains 1.5 ACRES of land mainly classified as ONE FAM with a CONTEMPORARY Building built about 1956, having primarily CLAPBOARD Exterior and 1770 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 6 Rooms, and 4 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		65340		SQUARE FE	PRIME SITE		0	11.98	1.16	R4									905,716						905,700	

Total AC/HA:	1.50000	Total SF/SM:	65340	Parcel LUC:	101	ONE FAM	Prime NB Desc	RES CAT 4	Total:	905,716	SpI Credit	Total:	905,700
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IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	1.500	283,600	500	905,700	1,189,800
Total Card	1.500	283,600	500	905,700	1,189,800
Total Parcel	1.500	283,600	500	905,700	1,189,800
Source:	Market Adj Cost	Total Value per SQ unit /Card:		672.20	/Parcel: 672.20

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2025	101	FV	227,200	600	1.5	879,300	1,107,100		Year End Roll	12/2/2024
2024	101	FV	219,600	600	1.5	861,900	1,082,100		Year end	11/9/2023
2023	101	FV	188,900	600	1.5	699,300	888,800	888,800	Year end	11/3/2022
2022	101	FV	166,600	600	1.5	647,200	814,400	814,400	Year End Roll	10/19/2021
2021	101	FV	153,400	600	1.5	604,800	758,800	758,800	Year End Roll	10/15/2020
2020	101	FV	150,700	600	1.5	627,500	778,800	778,800	Year End Roll	9/26/2019
2019	101	FV	149,400	600	1.5	610,900	760,900	760,900	Create Final va	6/4/2019
2018	101	FV	149,400	600	1.5	610,900	760,900	760,900	Year End Roll	9/28/2017

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
ECKHARDT,HOMER	82222-325		11/17/2023		1,300,000	No	No		
ECKHARDT MARY G	11521-166		6/19/1968	FAMILY		No	No		

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
11/5/2024	E-24-235			C				
8/22/2024	R-24-0149	ROOF	22,000	C				Strip & replace ro
1/22/2024	R-24-0011	INSULATI	8,827	C				Air sealing, blown
1/4/2024	R-24-0002	BATH	8,100	C				Remodel half bath
12/6/2023	MEC-23-002	MECHANIC	4,000	C				Install heat pump
11/10/2004	3083	RENOVATI	7,500	C	5/21/2005			bathroom
4/26/2000	1943	DEMOLITI		C	6/26/2000			fill in swimming p
6/29/1992	85	WDK	5,000	C	12/22/1993			

ACTIVITY INFORMATION

Date	Result	By	Name
3/18/2025	MEAS/EXT INS	6	JN
10/17/2011	MEAS/EXT INS	25	D ERSKINE
5/21/2005	MEAS/EXT INS	615	
6/26/2000	MEAS/EXT INS	611	
2/26/1996	MEAS+INSPCTD	606	
12/22/1993	PERMIT VISIT	600	
7/1/1991	INSPECTED	601	

Sign: VERIFICATION OF VISIT NOT DATA



USER DEFINED

Prior Id # 1:	110 34 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:	

PRINT
 Date Time
 09/26/25 14:28:38
 LAST REV
 Date Time
 07/09/25 13:03:39
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 307

Parcel ID 181 22 0

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