

Map Lot Sublot Building Unit CARD

PROPERTY LOCATION

No	Alt No	Direction/Street/City
19		STONEHEDGE, LINCOLN

OWNERSHIP

Owner 1:	WEBB HEIDI R
Owner 2:	
Owner 3:	
Street 1:	19 STONEHEDGE
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: Y
Postal:	01773-5201 Type:

PREVIOUS OWNER

Owner 1:	WEBB - HEIDI R
Owner 2:	SINGER - ANDREW M
Street 1:	19 STONEHEDGE
Twn/City:	LINCOLN
St/Prov:	MA Cntry
Postal:	01773-5201

NARRATIVE DESCRIPTION

This parcel contains 2.2 ACRES of land mainly classified as ONE FAM with a DECK HSE Building built about 1966, having primarily WOOD Exterior and 3423 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 1 HalfBath, 10 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	9.98	1.00	R3									798,400						798,400	
101	ONE FAM		0.363		ACRES	EXCESS ACRE		0	35,000.	1.00	R3									12,705						12,700	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	2.200	950,800	7,200	811,100	1,769,100
Total Card 2.200 950,800 7,200 811,100 1,769,100					
Total Parcel 2.200 950,800 7,200 811,100 1,769,100					
Source: Market Adj Cost		Total Value per SQ unit /Card: 516.83		/Parcel: 516.83	

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2025	101	FV	894,700	6800	2.2	787,900	1,689,400		Year End Roll	12/2/2024
2024	101	FV	909,500	6800	2.2	770,900	1,687,200		Year end	11/9/2023
2023	101	FV	707,600	6800	2.2	710,900	1,425,300	1,425,300	Year end	11/3/2022
2022	101	FV	612,800	10000	2.2	643,700	1,266,500	1,266,500	Year End Roll	10/19/2021
2021	101	FV	544,100	10000	2.2	570,900	1,125,000	1,125,000	Year End Roll	10/15/2020
2020	101	FV	496,600	10000	2.2	570,900	1,077,500	1,077,500	Year End Roll	9/26/2019
2019	101	FV	453,400	10000	2.2	553,300	1,016,700	1,016,700	Create Final va	6/4/2019
2018	101	FV	453,400	10000	2.2	553,300	1,016,700	1,016,700	Year End Roll	9/28/2017

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
WEBB,HEIDI R	1458-18		8/12/2014	FAMILY		1	No	No	
WEBB,HEIDI-RACH	1456-90		7/17/2014	FAMILY		1	No	No	
SINGER,ANDREW M	1402-29		7/8/2011	FAMILY		10	No	No	
WEBB,HEIDI-RACH	1397-91		3/21/2011	FAMILY		1	No	No	
SINGER ANDREW M	1368-145		5/29/2009	FAMILY			No	No	
WEBB HEIDI R,	1304-10		7/11/2005	CONVENIENC		1	No	No	
SINGER ANDREW M	1227-78		9/14/2000	CONVENIENC			No	No	
WEBB HEIDI R,	1182-112		1/9/1998	CONVENIENC			No	No	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
7/22/2003	2734	MANUAL	50,000	C	5/29/2004			scr prch, rep slid
4/16/1996	926-96	SHED	2,500	C	6/28/1996			

ACTIVITY INFORMATION

Date	Result	By	Name
3/6/2018	INFO AT DOOR	622	K Cuoco
11/12/2008	MEAS/EXT INS	25	D ERSKINE
4/16/2005	M&L COMPLETE	615	
5/29/2004	MEAS/EXT INS	615	
12/13/1995	MEAS+INSPCTD	606	

Sign: VERIFICATION OF VISIT NOT DATA



Patriot Properties Inc.

USER DEFINED

Prior Id # 1:	125 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:	

