

Map Lot Sublot

Building Unit

CARD

PROPERTY LOCATION

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

OWNERSHIP

Owner 1:	LAWTON S ASHLEY
Owner 2:	LAWTON ALISON F
Owner 3:	
Street 1:	5 STONEHEDGE
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: Y
Postal:	01773-5201 Type:

PREVIOUS OWNER

Owner 1:	PATERA - ANDDIE CHAN
Owner 2:	PATERA - ANTHONY T
Street 1:	5 STONEHEDGE
Twn/City:	LINCOLN
St/Prov:	MA Cntry
Postal:	01773-5201

NARRATIVE DESCRIPTION

This parcel contains 2.4 ACRES of land mainly classified as ONE FAM with a CONTEMPORARY Building built about 1963, having primarily WOOD Exterior and 4795 Square Feet, with 1 Unit, 3 Baths, 0 3/4 Bath, 0 HalfBath, 11 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		0.403		ACRES	EXCESS ACRE		0	35,000.	1.00	R3									14,105						14,100	
101	ONE FAM		0.16		ACRES	UNDEV	0.2	0	35,000.	0.20	R3									1,120						1,100	Wetland

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	2.400	1,387,700	164,800	813,600	2,366,100
Total Card 2.400 1,387,700 164,800 813,600 2,366,100					
Total Parcel 2.400 1,387,700 164,800 813,600 2,366,100					
Source: Market Adj Cost		Total Value per SQ unit /Card: 493.45		/Parcel: 493.45	

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2025	101	FV	1,307,500	150000	2.4	790,400	2,247,900		Year End Roll	12/2/2024
2024	101	FV	1,261,000	150000	2.4	773,100	2,184,100		Year end	11/9/2023
2023	101	FV	1,086,000	150000	2.4	713,100	1,949,100	1,949,100	Year end	11/3/2022
2022	101	FV	932,000	177700	2.4	645,900	1,755,600	1,755,600	Year End Roll	10/19/2021
2021	101	FV	901,500	177700	2.4	573,100	1,652,300	1,652,300	Year End Roll	10/15/2020
2020	101	FV	928,300	177700	2.4	573,100	1,679,100	1,679,100	Year End Roll	9/26/2019
2019	101	FV	941,100	177700	2.4	555,500	1,674,300	1,674,300	Create Final va	6/4/2019
2018	101	FV	941,100	177700	2.4	555,500	1,674,300	1,674,300	Year End Roll	9/28/2017

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
PATERA,ANDDIE C	1433-70		4/26/2013		1,350,000	No	No		
CHAN ANDDIE M,	1256-121		8/9/2002	CONVENIENC		1	No	No	
REVIS KENNETH J	1245-67		11/29/2001		873,610	No	No		
WAYNE A. MILLER	1069-112		5/17/1990		500,000	No	No		

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
4/23/2014	5718	HOT TUB	15,000	C	1/9/2015			Install a hot tub
3/31/2014	5696	RENOVATI	65,000	C	5/18/2015			Add a bedroom and
2/2/2007	3613	RENOVATI	65,000	C	5/31/2007			reno master bed &
5/31/2005	3195	RENO-ADD	470,000	C				add 2 bed & 1 bath
2/12/1997	1129-97	RENOVATI	45,000	C	5/27/1997			
6/19/1996	979-96	MANUAL	1,500	C	5/27/1997			RE CHIM.
10/20/1995	839-95	ROOF		C	6/21/1996			

ACTIVITY INFORMATION

Date	Result	By	Name
5/18/2015	PERMIT VISIT	619	DH
8/12/2013	MEAS/EXT INS	25	D ERSKINE
5/31/2007	MEAS+INSPCTD	100	
6/26/2006	MEAS/EXT INS	615	
5/27/1997	MEAS+INSPCTD	602	
12/26/1995	MEAS+INSPCTD	606	

Sign: VERIFICATION OF VISIT NOT DATA



Patriot Properties Inc.

USER DEFINED

Prior Id # 1:	125 4 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:	

