

111

12

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Map

Lot

Sublot

Building

Unit

17 of 22

CARD

RESIDENTIAL

Town Of Lincoln

APPRaised: 6,631,100 / 92,106,000
 USE VALUE: 6,631,100 / 92,106,000
 ASSESSED: 6,631,100 / 92,106,000



Patriot
Properties Inc.

PROPERTY LOCATION

No	Alt No	Direction/Street/City
1		HARVEST CR, LINCOLN
Unit#:		
Owner 1: NELP-COMMONS LLC		
Owner 2: C/O ONE POINT PARTNERS LLC		
Owner 3:		
Street 1: 35 MAIN STREET SUITE 211C		
Street 2:		
Twn/City: TOPSFIELD		
St/Prov:	MA	Cntry: Own Occ: N
Postal:	01983	Type:

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
112	0.000	6,631,100			6,631,100
Total Card 0.000 6,631,100 6,631,100					
Total Parcel 0.000 82,096,000 10,010,000 92,106,000					
Source: Market Adj Cost		Total Value per SQ unit /Card: 117.90		/Parcel: 98.30	

Legal Description	User Acct
Entered Lot Size	
Total Land:	
Land Unit Type:	

PREVIOUS OWNER

Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	MA
Postal:	01983

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date

Parcel ID

111 12 0

!753!

PRINT

Date	Time
09/26/25	15:12:02

LAST REV

Date	Time
08/09/22	09:21:48

apro	753
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USER DEFINED

Prior Id # 1:	14 16 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:	

NARRATIVE DESCRIPTION

This parcel contains . ACRES of land mainly classified as APTS >8 with a MULTI-CONV Building built about 2014, having primarily VINYL Exterior and 56245 Square Feet, with 60 Units, 60 Baths, 0 3/4 Bath, 30 HalfBaths, 0 Rooms, and 0 Bdrm.

SALES INFORMATION

TAX DISTRICT

PAT ACCT.

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment

ACTIVITY INFORMATION

Date	Result	By	Name

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
112	APTS >8		0		NO UNITS	PRIME SITE		0	0.	0.00	R5																

Sign: VERIFICATION OF VISIT NOT DATA / /

Total AC/HA: 0.00000	Total SF/SM: 0	Parcel LUC: 112	APTS >8	Prime NB Desc	RES CAT 5	Total:	SpI Credit	Total:
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