

113

28

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1 of 1

RESIDENTIAL

Town Of Lincoln

APPRaised:

Total Card /

Total Parcel

991,200 /

USE VALUE:

991,200 /

991,200

ASSESSed:

991,200 /

991,200

Map

Lot

Sublot

Building

Unit

CARD

PROPERTY LOCATION

No	Alt No	Direction/Street/City
7		SUNNYSIDE LN, LINCOLN

OWNERSHIP

Owner 1:	JEWART ERIC C
Owner 2:	JEWART MELISSA R
Owner 3:	
Street 1:	7 SUNNYSIDE LANE
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: Y
Postal:	01773 Type:

PREVIOUS OWNER

Owner 1:	DEBARYSHE - PAUL
Owner 2:	DEBARYSHE - LOUISE
Street 1:	7 SUNNYSIDE LN
Twn/City:	LINCOLN
St/Prov:	MA Cntry
Postal:	01773-1301

NARRATIVE DESCRIPTION

This parcel contains 1.09 ACRES of land mainly classified as ONE FAM with a SPLIT LEVEL Building built about 1953, having primarily WOOD SHING Exterior and 2601 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 7 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		47480		SQUARE FE	PRIME SITE		0	9.98	1.48	R3									701,033						701,000	

Total AC/HA:	1.08999	Total SF/SM:	47480	Parcel LUC:	101	ONE FAM	Prime NB Desc	RES CAT 3	Total:	701,033	SpI Credit	Total:	701,000
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - Lincoln

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2026

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	1.090	290,100	100	701,000	991,200
Total Card	1.090	290,100	100	701,000	991,200
Total Parcel	1.090	290,100	100	701,000	991,200
Source:	Market Adj Cost	Total Value per SQ unit /Card:		381.08	/Parcel: 381.08

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2025	101	FV	272,600	100	1.09	680,700	953,400		Year End Roll	12/2/2024
2024	101	FV	238,400	100	1.09	667,300	905,800		Year end	11/9/2023
2023	101	FV	221,200	100	1.09	614,600	835,900	835,900	Year end	11/3/2022
2022	101	FV	208,800	100	1.09	555,600	764,500	764,500	Year End Roll	10/19/2021
2021	101	FV	181,700	100	1.09	491,700	673,500	673,500	Year End Roll	10/15/2020
2020	101	FV	187,100	100	1.09	491,700	678,900	678,900	Year End Roll	9/26/2019
2019	101	FV	181,700	100	1.09	476,300	658,100	658,100	Create Final va	6/4/2019
2018	101	FV	181,700	100	1.09	476,300	658,100	658,100	Year End Roll	9/28/2017

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
DEBARYSHE,PAUL	64059-524		8/11/2014		620,000	No	No		
HALL, HENRY P.	11441-526		12/19/1967		34,500	No	No		Death Cert for Paul Bk61553 pg120

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
7/18/2022	R-22-0166	WDK	15,000	C				Remove larger deck
8/11/2020	SH-20-0017	SHEET MT	15,000	C				Sheet metal work f
5/12/2020	R-20-0071	RENO-ADD	500,000	C	4/6/2021			Create rear additi
9/14/2015	6226	ROOF	15,980	C				Strip and re-roof
4/21/2015	6061	RENOVATI	14,000	C	9/10/2015			Patch drywall & in
10/16/2003	2796	W/S FLUE		C				

ACTIVITY INFORMATION

Date	Result	By	Name
9/18/2013	MEAS/EXT INS	25	D ERSKINE
5/12/2007	MEAS/EXT INS	616	D MANZELLO
2/9/1996	MEAS+INSPCTD	606	

Sign: VERIFICATION OF VISIT NOT DATA



Patriot Properties Inc.

USER DEFINED

Prior Id # 1:	16 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:	

PRINT

Date	Time
09/26/25	15:17:13

LAST REV

Date	Time
06/12/25	09:14:47

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