



PROPERTY LOCATION

No	Alt No	Direction/Street/City
25		GREENRIDGE LN, LINCOLN
OWNERSHIP		
Owner 1: YUAN ZHAO		
Owner 2:		
Owner 3:		
Street 1: 25 GREENRIDGE LN UNIT 9		
Street 2:		
Twn/City: LINCOLN		
St/Prov: MA	Cntry:	Own Occ: Y
Postal: 01773	Type:	

IN PROCESS APPRAISAL SUMMARY

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value	Legal Description	User Acct
102	518,900		0.000		518,900		
Total Card						Entered Lot Size	
Total Parcel						Total Land:	
Source: Market Adj Cost		Total Value per SQ unit /Card: 234.53		/Parcel: 234.53		Land Unit Type:	

User Acct
GIS Ref
GIS Ref
Insp Date
04/10/12

PREVIOUS OWNER

Owner 1: PAPAJOHN - ANDRE		
Owner 2: PAPAJOHN - APRIL		
Street 1: 25 GREENRIDGE LN UNIT 9		
Twn/City: LINCOLN		
St/Prov: MA	Cntry:	
Postal: 01773		

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	102	FV	518,900	0	.		518,900	518,900	Year End Roll	9/26/2019
2019	102	FV	467,800	0	.		467,800	467,800	Create Final value 2019	6/4/2019
2018	102	FV	467,800	0	.		467,800	467,800	Year End Roll	9/28/2017
2017	102	FV	433,800	0	.		433,800	433,800	Year End Roll	9/29/2016
2016	102	FV	425,300	0	.		425,300	425,300	Year End Roll	1/14/2016
2015	102	FV	404,000	0	.		404,000	404,000	Year End	10/2/2014
2014	102	FV	399,800	0	.		399,800	399,800	Year End Roll	1/23/2014
2013	102	FV	376,200	0	.		376,200	376,200	Year End Roll	10/25/2012

PRINT

Date	Time
10/22/20	14:37:42

LAST REV

Date	Time
12/11/18	14:42:21

USER DEFINED

Prior Id # 1: 104 2 9
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:

NARRATIVE DESCRIPTION

This Parcel contains . ACRES of land mainly classified as CONDO with a(n) CONDO-TNHS Building Built about 1981, Having Primarily WOOD Exterior and ASPHALT Roof Cover, with 1 Units, 1 Baths, 1 HalfBaths, 0 3/4 Baths, 6 Rooms, and 2 Bdrms.

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
PAPAJOHN,ANDRE	152-124		11/8/2018		498000	No	No			
CHIESI MICHAEL,	105-123		9/24/2008		435000	No	No			
CHAMBERLIN CARO	83-119		6/3/2004		380000	No	No			
TAYLOR, DAVID	U52-42		6/2/1995		235000	No	No			
PEJCHAR JAN	U22-33		3/31/1986		193000	No	No			

TAX DISTRICT

PAT ACCT.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descip	Comment
7/29/2013	5494	WINDOWS	3,211	C				replace 2 six foot
6/1/2011	4750	TEMPORAR		C				
6/14/1995	749-95	RENOVATI	7,500	C	7/1/1997			

ACTIVITY INFORMATION

Date	Result	By	Name
4/10/2012	MEAS/EXT INS	25	D ERSKINE
4/17/2004	M&L EXTERIOR	615	
5/6/1996	MEAS+INSPCTD	606	
4/11/1987	INSPECTED	601	

PROPERTY FACTORS

Item	Code	Descip	%	Item	Code	Descip
Z				U	A	SEPTIC
o				t		
n				l		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street	1	PAVED
t				Traffic	4	MEDIUM

Sign: _____

VERIFICATION OF VISIT NOT DATA ___/___/___

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 Infru	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	CONDO		0		SQUARE FE	PRIME SITE		0	0.	0.000	GR																

Total AC/HA: 0.00000	Total SF/SM: 0.00	Parcel LUC: 102	CONDO	Prime NB Desc	GREENRID	Total:	Spl Credit	Total:
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