



**Patriot Properties Inc.**

**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
67		BEDFORD RD, LINCOLN

**OWNERSHIP**

Owner 1:	LIE JR HENRY W
Owner 2:	
Owner 3:	
Street 1:	67 BEDFORD RD
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: Y
Postal:	01773 Type:

**PREVIOUS OWNER**

Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry
Postal:	

**NARRATIVE DESCRIPTION**

This Parcel contains 3.941 ACRES of land mainly classified as ONE FAM with a(n) ANTIQUE Building Built about 1842, Having Primarily CLAPBOARD Exterior and ASPHALT Roof Cover, with 1 Units, 2 Baths, 1 HalfBaths, 0 3/4 Baths, 12 Rooms, and 5 Bdrms.

**OTHER ASSESSMENTS**

Code	Descrip/No	Amount	Com. Int

**PROPERTY FACTORS**

Item	Code	Descp	%	Item	Code	Descp
Z	LC	Historic Dst		U	A	SEPTIC
o	R1	Residential	100	t		
n				l		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street	1	PAVED
t				Traffic	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 Influ	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	10.	1.000	R5									800,000						800,000	
101	ONE FAM		0.10586		ACRES	EXCESS ACRE		0	30,000.	1.000	R5									3,176						3,200	
132	UNDEV		1.828		ACRES	CONS RESTR	0.2	0	30,000.	0.200	R5									10,968						11,000	Cons Restr
132	UNDEV		0.171		ACRES	CONS RESTR	0.2	0	30,000.	0.200	R5									1,026						1,000	Cons Restr, Wetlan

**IN PROCESS APPRAISAL SUMMARY**

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value	Legal Description	User Acct
101	499,600	40,800	1.942	803,200	1,343,600		0
132			1.999	12,000	12,000		GIS Ref
Total Card						Entered Lot Size	GIS Ref
Total Parcel						Total Land:	Insp Date
Source: Market Adj Cost						Land Unit Type:	02/16/17
Total Value per SQ unit /Card: 326.00						/Parcel: 326.00	

**PREVIOUS ASSESSMENT**

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	508,200	40800	3.941	815,200	1,364,200	1,364,200	Year End Roll	9/26/2019
2019	101	FV	473,700	40800	3.941	812,000	1,326,500	1,326,500	Create Final value 2019	6/4/2019
2018	101	FV	473,700	40800	3.941	812,000	1,326,500	1,326,500	Year End Roll	9/28/2017
2017	101	FV	466,900	40800	3.941	812,000	1,319,700	1,319,700	Year End Roll	9/29/2016
2016	101	FV	453,700	40800	3.941	760,000	1,254,500	1,254,500	Year End Roll	1/14/2016
2015	101	FV	425,800	40800	3.941	704,800	1,171,400	1,171,400	Year End	10/2/2014
2014	101	FV	405,800	40800	3.941	695,200	1,141,800	1,141,800	Year End Roll	1/23/2014
2013	101	FV	393,900	40800	4.121	676,200	1,110,900	1,110,900	Year End Roll	10/25/2012

**SALES INFORMATION**

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
LIE HENRY	27407-155		6/23/1997	FAMILY		1	No	No		
NUNES GEOFFREY	22002-44		5/4/1992		400000	No	No			

**BUILDING PERMITS**

Date	Number	Descp	Amount	C/O	Last Visit	Fed Code	F. Descp	Comment
7/9/1998	1458	POOL	25,000	C	3/24/1999			IG GUNITE POOL

**ACTIVITY INFORMATION**

Date	Result	By	Name
2/16/2017	MEAS/EXT INS	4	JG
7/29/2008	MEAS/EXT INS	25	D ERSKINE
1/13/2001	M&L EXTERIOR	613	
3/24/1999	MEAS/EXT INS	602	
10/12/1995	MEAS+INSPCTD	606	
7/5/1994	FIELDREV CHG	600	
6/11/1991	INSPECTED	601	

Sign: VERIFICATION OF VISIT NOT DATA

