



**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
68		BIRCHWOOD LN, LINCOLN

**OWNERSHIP**

Owner 1:	KEUTMANN MARIE		
Owner 2:			
Owner 3:			
Street 1:	68 BIRCHWOOD LN		
Street 2:			
Twn/City:	LINCOLN		
St/Prov:	MA	Cntry	Own Occ: Y
Postal:	01773-4908		Type:

**PREVIOUS OWNER**

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

**NARRATIVE DESCRIPTION**

This Parcel contains . ACRES of land mainly classified as CONDO with a(n) CONDO-TNHS Building Built about 1979, Having Primarily CLAPBOARD Exterior and ASPHALT Roof Cover, with 1 Units, 3 Baths, 0 HalfBaths, 0 3/4 Baths, 7 Rooms, and 3 Bdrms.

**OTHER ASSESSMENTS**

Code	Descrip/No	Amount	Com. Int

**PROPERTY FACTORS**

Item	Code	Descp	%	Item	Code	Descp
Z				U	A	SEPTIC
o				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 Infl	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	LR	1.00															

**IN PROCESS APPRAISAL SUMMARY**

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value	Legal Description	User Acct
102	616,600	8,900	0.000		625,500		
Total Card						Entered Lot Size	
Total Parcel						Total Land:	
Source: Market Adj Cost						Land Unit Type:	
Total Value per SQ unit /Card: 214.65						/Parcel: 214.65	

**PREVIOUS ASSESSMENT**

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	102	FV	633,600	8900	.		642,500	642,500	Year End Roll	9/26/2019
2019	102	FV	613,000	8900	.		621,900	621,900	Create Final value 2019	6/4/2019
2018	102	FV	613,000	8900	.		621,900	621,900	Year End Roll	9/28/2017
2017	102	FV	607,400	8900	.		616,300	616,300	Year End Roll	9/29/2016
2016	102	FV	607,400	8900	.		616,300	616,300	Year End Roll	1/14/2016
2015	102	FV	579,800	8900	.		588,700	588,700	Year End	10/2/2014
2014	102	FV	535,600	8900	.		544,500	544,500	Year End Roll	1/23/2014
2013	102	FV	505,000	8900	.		513,900	513,900	Year End Roll	10/25/2012

**SALES INFORMATION**

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
KOLBIN, LAWRENC	26293-37		5/6/1996		360000	No	No			
	13941-494		4/9/1980		150000	No	No			

**BUILDING PERMITS**

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

**ACTIVITY INFORMATION**

Date	Result	By	Name
4/11/2012	MEAS/EXT INS	25	D ERSKINE
5/1/2004	M&L COMPLETE	615	
3/27/2004	M&L EXTERIOR	615	
5/27/1997	MEAS/EXT INS	600	
5/2/1996	MEAS/EXT INS	606	
5/1/1987	INSPECTED	601	

Sign: VERIFICATION OF VISIT NOT DATA \_\_\_/\_\_\_/\_\_\_

**USER DEFINED**

Prior Id # 1:	98 114 68
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:	

**PRINT**

Date	Time
10/22/20	19:15:19

**LAST REV**

Date	Time
04/30/12	14:13:13

brennanp  
2581

