

Map

Lot

Sublot

Building

Unit

CARD

Town Of Lincoln

PROPERTY LOCATION

No	Alt No	Direction/Street/City
0		CANAAN DR, LINCOLN

OWNERSHIP

Owner 1:	JAHRLING ROBERT V
Owner 2:	JAHRLING CATHERINE H
Owner 3:	
Street 1:	10 CANAAN DR
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: Y
Postal:	01773 Type:

PREVIOUS OWNER

Owner 1:	LUTNICKI VICTOR A -
Owner 2:	LUTNICKI HARRIET H -
Street 1:	10 CANAAN DR
Twn/City:	LINCOLN
St/Prov:	MA Cntry
Postal:	01773

NARRATIVE DESCRIPTION

This Parcel contains 4.08 ACRES of land mainly classified as UNDEV

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Descp	%	Item	Code	Descp
Z	R1	Residential	100	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 Infru	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
132	UNDEV		4.08		ACRES	CONS RESTR	0.2	0	30,000.	0.200	R6									24,480						24,500	Cons Restr

Total AC/HA:	4.08000	Total SF/SM:	177724.80	Parcel LUC:	132 UNDEV	Prime NB Desc	RES CAT 6	Total:	24,480	Spl Credit		Total:	24,500
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: FY2021

meadorse

2021

IN PROCESS APPRAISAL SUMMARY

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value	Legal Description	User Acct
132			4.080	24,500	24,500		
Total Card						Entered Lot Size	
Total Parcel						Total Land:	
Source: Market Adj Cost		Total Value per SQ unit /Card:		N/A	/Parcel:	N/A	Land Unit Type:

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	132	FV		0	4.08	24,500	24,500	24,500	Year End Roll	9/26/2019
2019	132	FV		0	4.08	24,500	24,500	24,500	Create Final value 2019	6/4/2019
2018	101	FV	1,185,300	5100	7.975	960,300	2,150,700	2,150,700	Year End Roll	9/28/2017
2017	101	FV	1,069,600	5100	7.975	960,300	2,035,000	2,035,000	Year End Roll	9/29/2016
2016	101	FV	1,043,500	5100	7.975	933,900	1,982,500	1,982,500	Year End Roll	1/14/2016
2015	101	FV	1,033,400	5100	7.975	869,900	1,908,400	1,908,400	Year End	10/2/2014
2014	101	FV	1,013,300	5100	7.975	857,100	1,875,500	1,875,500	Year End Roll	1/23/2014
2013	101	FV	993,100	5100	7.975	833,100	1,831,300	1,831,300	Year End Roll	10/25/2012

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
LUTNICKI VICTOR	34662-35		1/25/2002		2600000	No	No			
VICTOR LUTNICKI	19242-15		8/3/1988	FAMILY		0	No	No		

BUILDING PERMITS

Date	Number	Descp	Amount	C/O	Last Visit	Fed Code	F. Descp	Comment
9/23/2013	5557	TEMPORAR		C				tent 9/20 to 9/23
6/12/2007	3701	NEW HOME	1,102,392	C	1/23/2009			single fam hse
6/12/2007	3700	DEMOLITI		C	4/21/2009			demo dwelling & ga

ACTIVITY INFORMATION

Date	Result	By	Name
11/16/2010	MEAS+INSPCTD	618	G BOURGAULT
12/17/2009	MEAS+INSPCTD	100	
4/21/2009	PERMIT VISIT	25	D ERSKINE
6/28/2007	VACANT LOT	100	
12/13/2003	MEAS/EXT INS	615	
11/25/2000	M&L COMPLETE	609	
11/6/1995	MEAS+INSPCTD	607	

Sign: VERIFICATION OF VISIT NOT DATA



Patriot Properties Inc.

USER DEFINED

Prior Id # 1:	53 3 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:	

PRINT

Date	Time
10/22/20	19:46:23

LAST REV

Date	Time
02/12/18	10:30:13

apro 2893

