

Property Location: 22 RAVEN LN
 Vision ID: 7286 Account #:

MAP ID: 132/ 23/ 4/D /
 Bldg #: 1

Bldg Name:
 Sec #: 1 of 1 Card #: 1 of 1

State Use: 1020
 Print Date: 12/20/2019

CURRENT OWNER		TOPO.	UTILITIES	STRT. / ROAD	LOCATION	CURRENT ASSESSMENT										
KEYES JARED & SONG-MEI						Description	Code	Appraised Value	Assessed Value	108 GLOUCESTER, MA						
147 SILVER HILL RD						RESIDNTL	1020	1,191,600	1,191,600							
CONCORD MA 01742		SUPPLEMENTAL DATA														
		Alt PrcI 0132 0023 04D SUB-DIV PP ACCT Y WARD PREC. GIS ID M_269200_928073 ASSOC. PID#														
						Total:		1,191,600	1,191,600							
RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	VC	PREVIOUS ASSESSMENTS (HISTORY)								
KEYES JARED & SONG-MEI		35408 0225	11-01-2016	U	I	855,000	1U	Year	Code	Assessed Val.	Year	Code	Assessed Val.			
LUNDBERG PAULA & CHRISTINE		17544 0440	08-17-2001	Q	I	800,000	00	2019	1020	1,103,200	2018	1020	796,800			
SAUNDERS DONALD		9267 0450	11-01-1987	Q	I	290,000	00				2017	1020	842,900			
		6950 0628	06-01-1982	U	I	1	1H									
						Total:		1103200	Total:	796800	Total:	842900				
EXEMPTIONS			OTHER ASSESSMENTS					This signature acknowledges a visit by a Data Collector or Assessor								
Year	Type	Description	Amount	Code	Description	Number	Amount	Comm. Int.								
Total:			0.00													
ASSESSING NEIGHBORHOOD					APPRAISED VALUE SUMMARY											
Nbhd	Nbhd Name	Street Index Name	Tracing	Batch	Appraised Bldg. Value (Card)				1,184,800							
0001					Appraised Xf (B) Value (Bldg)				6,800							
					Appraised Ob (B) Value (Bldg)				0							
					Appraised Land Value (Bldg)				0							
					Special Land Value				0							
					Total Appraised Parcel Value				1,191,600							
					Valuation Method				C							
					Total Appraised Parcel Value				1,191,600							
BUILDING PERMIT RECORD					VISIT / CHANGE HISTORY											
Permit ID	Issue Date	Type	Description	Amount	Insp. Date.	Date Comp.	Comments	Date	Type	IS	ID	Cd	Purpose/Result			
2016-1282	11-09-2016	RS	Residential	112,000			KITCHEN REMODEL; TWO NEW BAT REMODEL BATH	08-01-2018	02		NP	EX	EXTERIOR INSPECTION			
2012-0260	04-05-2012	RE	Remodel	20,000				12-07-2017	01	1	TG	IN	INTERIOR INSPECTION			
								06-19-2017	02		NP	EX	EXTERIOR INSPECTION			
								12-14-2016	02		TG	EX	EXTERIOR INSPECTION			
								06-19-2013	02		NP	EX	EXTERIOR INSPECTION			
								06-11-2012	01	1	TG	IN	INTERIOR INSPECTION			
								03-29-2004			AS	VI	VISIT INSPECTION			
LAND LINE VALUATION SECTION																
B#	Use Code	Use Description	Zone	Land Units	Unit Price	I. Factor	S.I.	Acre Disc.	C. Factor	Nbhd.	Nbhd. Adj.	Notes	Special Pricing		Adj. Unit Price	Land Value
1	1020	CONDO MDL-05	R-10	0 SF	153.21	2.1500	9	1.0000	1.00	2	1.000		Spec. Use	Spec. Calc.	329.4	0
													100%			
Total Card Land Units:				0.0000	AC	Parcel Total Land Area				0.0000	AC	Total Land Value:				0

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CONSTRUCTION DETAIL			CONSTRUCTION DETAIL (CONTINUED)		
Element	Code	Description	Element	Code	Description
Style:	55	Condominium			
Model	05	Res Condo			
Grade	06	Excellent			
Stories:	3				
Occupancy	1				
Interior Wall 1:	05	Drywall/Sheet			
Interior Wall 2:					
Interior Floor 1	14	Carpet			
Interior Floor 2					
Heat Fuel:	04	Electric			
Heat Type:	04	Forced Air-Duc			
AC Type:	02	Heat Pump			
Ttl Bedrms:	02	2 Bedrooms			
Ttl Bathrms:	3	3 Full			
Ttl Half Bths:	1				
Xtra Fixtres					
Total Rooms:					
Bath Style:					
Kitchen Style:					
CONDO DATA					
Cmplx Acct#	103885	ID	530	%Own	0.000
Cmplx Name	1 RAVEN LN		B#	1	S# 1
Adjust Type	Code	Description	Factor%		
Condo Flr	1	WF	226		
Condo Unit			100		
COST/MARKET VALUATION					
Adj. Base Rate					516.36
Undepreciated Value					1,277,465
Net Other Adjustments					24,507
Replace Cost					1,302,002
Year Built					1983
Effective Year Built					2009
Depreciation Code					E
Remodel Rating					
Year Remodeled					
Depreciation %					9
Functional Obslnc					0
External Obslnc					0
Cost Trend Factor					1
Condition					
Condition % - % Complete					
Overall % Cond					91
RCNLD					1,184,800
Dep % Ovr					
Dep Ovr Comment					
Misc Imp Ovr					
Misc Imp Ovr Comment					
Cost to Cure Ovr					
Cost to Cure Ovr Comment					

FUS (524 sf)
FUS (1,006 sf)
BAS (843 sf)
FGR (253 sf)

OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)										
Code	Description	I/B	Units	Unit Price	Yr. Blt.	Cond. Cd	Grade	Dep. Rate	% Gd.	Appr. Value
FPL3	2 STORY CHI	B	1	7500.00	2009			1.00	91	6,800

BUILDING SUB-AREA SUMMARY SECTION						
Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BAS	First Floor	843	843	843	516.36	435,288
FGR	Garage, Finished	0	253	101	206.13	52,152
FUS	Upper Story, Finished	1,530	1,530	1,530	516.36	790,025
Ttl Gross Liv/Lease Area:		2,373	2,626	2,474		1,277,465

