

CURRENT OWNER		TOPO.	UTILITIES	STRT./ROAD	LOCATION	CURRENT ASSESSMENT			
MOHR JOHN F III MOHR AIMEE K 14 OLDE LANTERN RD  ACTON, MA 01720 Additional Owners:		1 Level	2 Public Water	1 Paved	2 Suburban	Description	Code	Appraised Value	Assessed Value
		4 Rolling	6 Septic			RESIDENTL	1010	389,000	389,000
						RES LAND	1010	249,300	249,300
						RESIDENTL	1010	500	500
<b>SUPPLEMENTAL DATA</b>									
Other ID: 000G1 00199 00000		SBU							
Occ Perm		Hist Dist							
Photo		BStat							
Ward		P.Plan# 901 OF 1961							
Prec		Lot# 32							
Sew Zone		ASSOC PID#							
GIS ID: F_658849_2994081									
<b>Total</b>							638,800	638,800	

201  
ACTON, MA

**VISION**

RECORD OF OWNERSHIP		BK-VOL/PAGE	SALE DATE	q/u	v/i	SALE PRICE	V.C.	PREVIOUS ASSESSMENTS (HISTORY)								
MOHR JOHN F III		59319/ 474	06/18/2012	U	I	615,000	10	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value
JAROCH DARREN A		34699/ 548	01/30/2002	Q	I	467,500	1R	2020	1010	389,000	2019	1010	357,700	2018	1010	356,100
PRUDENTIAL RESIDENTIAL SERVICES		34699/ 545	01/29/2002	Q	I	467,500	00	2020	1010	249,300	2019	1010	249,300	2018	1010	249,300
JORDAN CHRISTOPHER H		30549/0381	08/16/1999	Q	I	388,000	00	2020	1010	500	2019	1010	500	2018	1010	500
FARRELL JOHN E		13272/0719	08/29/1977			0		<b>Total:</b>								
							638,800	<b>Total:</b>		607,500	<b>Total:</b>		605,900			

EXEMPTIONS				OTHER ASSESSMENTS			
Year	Type	Description	Amount	Code	Description	Number	Amount
<b>Total:</b>							

*This signature acknowledges a visit by a Data Collector or Assessor*

ASSESSING NEIGHBORHOOD				
NBHD/ SUB	NBHD Name	Street Index Name	Tracing	Batch
0001/A				

APPRAISED VALUE SUMMARY	
Appraised Bldg. Value (Card)	386,400
Appraised XF (B) Value (Bldg)	2,600
Appraised OB (L) Value (Bldg)	500
Appraised Land Value (Bldg)	249,300
Special Land Value	0
<b>Total Appraised Parcel Value</b>	<b>638,800</b>
Valuation Method:	C
Adjustment:	0
<b>Net Total Appraised Parcel Value</b>	<b>638,800</b>

NOTES				
LT.BROWN IA ALL HARWOOD IS COVERED BY CARPET				
FRONTAGE 150 4FFB W/CT				

BUILDING PERMIT RECORD								VISIT/ CHANGE HISTORY						
Permit ID	Issue Date	Type	Description	Amount	Insp. Date	% Comp.	Date Comp.	Comments	Date	Type	IS	ID	Cd.	Purpose/Result
5329	01/17/2017	RS	Residential	21,300		100		STRIP & REROOF	07/12/2013			DD	01	Measur+1 Visit
12-485	07/26/2012	RE	Remodel	12,000	07/12/2013	100		REPLACE 2ND FL HAL	08/27/2012			SS	14	Field Review
									08/06/2009			SS	14	Field Review
									09/05/2006			DCI	00	Measur+Listed
									04/28/2003			DP	51	Sales review

LAND LINE VALUATION SECTION																					
B #	Use Code	Use Description	Zone	D	Front	Depth	Units	Unit Price	I.	S.A.	Acre Disc	C.	ST. Idx	Adj.	Notes- Adj	Special Pricing			S Adj Fact	Adj. Unit Price	Land Value
																Spec Use	Spec Calc				
1	1010	Single Fam MDL-01	R-2				20,250	SF	9.85	1.2500	6	1.0000	1.00	0.00					1.00	12.31	249,300

CONSTRUCTION DETAIL				CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description	Element	Cd.	Ch.	Description
Style	03		Colonial				
Model	01		Residential				
Grade	05		Average +20				
Stories	2		2 Stories				
Occupancy	1						
Exterior Wall 1	11		Clapboard				
Exterior Wall 2							
Roof Structure	03		Gable/Hip				
Roof Cover	03		Asph/F Gls/Cmp				
Interior Wall 1	05		Drywall/Sheet				
Interior Wall 2							
Interior Flr 1	12		Hardwood				
Interior Flr 2							
Heat Fuel	03		Gas				
Heat Type	05		Hot Water				
AC Type	03		Central				
Total Bedrooms	04		4 Bedrooms				
Total Bthrms	2						
Total Half Baths	1						
Total Xtra Fixtrs	1						
Total Rooms	9		9 Rooms				
Bath Style	02		Average				
Kitchen Style	02		Average				
				Adj. Base Rate:			165.07
				Replace Cost			544,239
				AYB			1970
				Dep Code			G
				Remodel Rating			
				Year Remodeled			
				Dep %			29
				Functional Obslnc			0
				External Obslnc			0
				Cost Trend Factor			1
				Condition			
				% Complete			71
				Overall % Cond			
				Apprais Val			386,400
				Dep % Ovr			0
				Dep Ovr Comment			
				Misc Imp Ovr			0
				Misc Imp Ovr Comment			
				Cost to Cure Ovr			0
				Cost to Cure Ovr Comment			

CONSTRUCTION DETAIL (CONTINUED)			
Element	Cd.	Ch.	Description
<b>MIXED USE</b>			
			<i>Code Description Percentage</i>
	1010		Single Fam MDL-01 100
<b>COST/MARKET VALUATION</b>			
			Adj. Base Rate: 165.07
			Replace Cost 544,239
			AYB 1970
			Dep Code G
			Remodel Rating
			Year Remodeled
			Dep % 29
			Functional Obslnc 0
			External Obslnc 0
			Cost Trend Factor 1
			Condition
			% Complete 71
			Overall % Cond
			Apprais Val 386,400
			Dep % Ovr 0
			Dep Ovr Comment
			Misc Imp Ovr 0
			Misc Imp Ovr Comment
			Cost to Cure Ovr 0
			Cost to Cure Ovr Comment

**OB-OUTBUILDING & YARD ITEMS(L) / XF-BUILDING EXTRA FEATURES(B)**

Code	Description	Sub	Sub Descript	L/B	Units	Unit Price	Yr	Gde	Dp Rt	Cnd	%Cnd	Apr Value
SHD1	SHED FRAME			L	80	8.00	2009		0		75	500
FPL3	2 STORY CHIM			B	1	2,800.00	1990		1		100	2,000
FPO	EXTRA FPL OI			B	1	800.00	1990		1		100	600

**BUILDING SUB-AREA SUMMARY SECTION**

Code	Description	Living Area	Gross Area	Eff. Area	Unit Cost	Undeprec. Value
BAS	First Floor	1,456	1,456		165.07	
FBM	Basement, Finished	0	896		65.95	
FGR	Garage, Finished	0	560		66.03	
FSP	Porch, Screen, Finished	0	224		41.27	
FUS	Upper Story, Finished	1,200	1,200		165.07	
WDK	Deck, Wood	0	32		15.48	
<b>Ttl. Gross Liv/Lease Area:</b>		<b>2,656</b>	<b>4,368</b>			

