

CURRENT OWNER										PARCEL ID					LOCATION							
RIDGEVALE ROAD NOMINEE REALTY TRUST 44 ROBINSON RD LEXINGTON, MA 02420-1322										7B-4-G55-0					69 RIDGEVALE RD SO							
										TRANSFER HISTORY					DOS		T	SALE PRICE		BK-PG (Cert)		
										RIDGEVALE ROAD NOMINEE RE BUCKLEY PAUL V					01/07/2010 01/17/1964		QS QS	785,500 1		24289-95 1236-444		
CD	T	AC/SF/UN		Nbhd		Infl1		Infl2		ADJ BASE		SAF		Infl3		Lpi		VC	CREDIT AMT		ADJ VALUE	
100	S	6,000		SC	1.00	100	1.00	100	1.00	648,750		4.98		100	1.00	VW4 2.50					444,59	

TOTAL	6,000 SF	ZONING	R20	FRNT	50	ASSESSED	CURRENT	PREVIOUS
Nbhd	SOUTH CHATHAM	N O T E				LAND	444,600	431,600
Inf1	100					BUILDING	299,400	294,100
Inf2	100					DETACHED	0	0
						OTHER	0	0
						TOTAL	744,000	725,700

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE		
MODEL	1		RESIDENTIAL			
STYLE	4	1.05	CAPE [100%]	LIST		
QUALITY		1.20	PLUS AVE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]	REVIEW	10/31/2012	SF

YEAR BLT	1999	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	329,023
NET AREA	1,908	DETAIL ADJ	1.050	FOUNDATION	99	N/A	1.00	+	BAS	L	BAS AREA	972	1999	154.28	149,962	CONDITION ELEM	CD
\$NLA(RCN)	\$172	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00	+	USF	L	UP-STRY FIN	936	1999	130.99	122,608	EXTERIOR	
				ROOF SHAPE	1	GABLE	1.00	B	WDK	N	WOOD DECK	224		34.80	7,795	INTERIOR	
				ROOF COVER	1	ASPH/CMP SHIN	1.00	C	BMU	N	BSMT UNFINISHED	796		45.76	36,421	KITCHEN	
				FLOOR COVER	16	HARDWD/OTHER	1.00	F21	O		FPL 2S 1OP	1		6,189.60	6,190	BATHS	
				INT. FINISH	2	DRYWALL	1.00									HEAT	
				HEATING/COOL	2	HOT WATER	1.00									ELECT	
				FUEL SOURCE	2	GAS	1.00										
CAPACITY		UNITS	ADJ														
STORIES		2	1.00														
ROOMS		4	1.00														
BEDROOMS		3	1.00														
FULL BATHS		2	1.00														
1/2 BATHS		0	1.00														
FIXTURES		6	\$6,048														
UNITS		1	1.00														

