

LINCOLN SINGLE FAMILY SALES

Jan - Dec 31, 2011

ADDRESS	SQ FT	ROOMS	BDRS	Orig Price	List Price	Sale Price	% of Sale		Assessment	% of Sale		Tax Year	DOM
							List Price	\$ per Sq. Ft.		Assessment	Price to		
40 Cambridge Tpke	3140	8	4	\$ 499,999	\$ 484,999	\$ 465,500	96.0%	\$ 148.25	\$ 376,000	123.8%	2010	231	
1 Moccasin Hill	1700	8	5	\$ 650,000	\$ 549,000	\$ 525,000	95.6%	\$ 308.82	\$ 606,100	86.6%	2011	194	
291 South Great Rd	2724	11	4	\$ 550,000	\$ 550,000	\$ 536,700	97.6%	\$ 197.03	\$ 441,500	121.6%	2011	67	
8 Boyce Farm Rd	2078	8	4	\$ 799,000	\$ 619,000	\$ 595,000	96.1%	\$ 286.33	\$ 645,600	92.2%	2011	241	
15 Granville Rd	1808	8	3	\$ 675,000	\$ 639,000	\$ 615,000	96.2%	\$ 340.15	\$ 619,600	99.3%	2011	44	
13 Old Concord Rd	2244	8	4	\$ 699,000	\$ 647,000	\$ 617,200	95.4%	\$ 275.04	\$ 614,900	100.4%	2011	92	
259 Lincoln Rd	2601	9	4	\$ 869,000	\$ 699,000	\$ 650,000	93.0%	\$ 249.90	\$ 811,500	80.1%	2011	315	
96 Conant Rd	3896	9	4	\$ 795,000	\$ 689,000	\$ 683,000	99.1%	\$ 175.31	\$ 821,500	83.1%	2011	118	
2 Old Conant Rd	2583	9	5	\$ 769,000	\$ 699,000	\$ 690,000	98.7%	\$ 267.13	\$ 798,600	86.4%	2010	170	
38 Tabor Hill Rd	2736	7	4	\$ 850,000	\$ 685,000	\$ 695,000	101.5%	\$ 254.02	\$ 831,800	83.6%	2011	174	
14 Woodcock Lane	2022	7	3	\$ 855,000	\$ 799,000	\$ 720,000	90.1%	\$ 356.08	\$ 912,000	78.9%	2011	171	
29 Goose Pond Rd	4005	11	4	\$ 774,900	\$ 774,900	\$ 727,500	93.9%	\$ 181.65	\$ 946,900	76.8%	2010	159	
50 Lincoln Rd	2338	8	4	\$ 797,000	\$ 797,000	\$ 760,000	95.4%	\$ 325.06	\$ 704,100	107.9%	2011	54	
97 Weston Rd	2224	5	3	\$ 762,500	\$ 762,500	\$ 770,000	101.0%	\$ 346.22	\$ 668,800	115.1%	2011	21	
34 Conant Rd	2554	9	5	\$ 799,000	\$ 799,000	\$ 780,000	97.6%	\$ 305.40	\$ 729,300	107.0%	2011	32	
81 S Great Rd	2949	10	4	\$ 829,000	\$ 829,000	\$ 787,000	94.9%	\$ 266.87	\$ 678,400	116.0%	2010	77	
14 Hilliard Rd	3004	10	5	\$ 1,275,000	\$ 999,000	\$ 900,000	90.1%	\$ 299.60	\$ 1,074,900	83.7%	2010	213	
24 Conant Rd	3488	10	4	\$ 1,200,000	\$ 1,000,000	\$ 900,000	90.0%	\$ 258.03	\$ 977,400	92.1%	2011	180	
26 Storey Dr	2654	8	3	\$ 925,000	\$ 925,000	\$ 900,000	97.3%	\$ 339.11	\$ 962,400	93.5%	2011	30	
32 Stonehedge Rd	3374	10	4	\$ 995,000	\$ 995,000	\$ 935,000	94.0%	\$ 277.12	\$ 792,800	117.9%	2011	42	
121 Old Concord Rd	3870	10	5	\$ 1,150,000	\$ 975,000	\$ 940,000	96.4%	\$ 242.89	\$ 1,244,200	75.6%	2011	55	
59 South Great Rd	2728	10	5	\$ 1,190,000	\$ 1,095,000	\$ 995,000	90.9%	\$ 364.74	\$ 1,164,900	85.4%	2010	139	
11 Moccasin Hill	2382	12	4	\$ 998,000	\$ 998,000	\$ 995,500	99.7%	\$ 417.93	\$ 827,700	120.3%	2011	18	
149 Old County Rd	2502	6	3	\$ 999,000	\$ 999,000	\$ 1,000,000	100.1%	\$ 399.68	\$ 681,300	146.8%	2011	18	
22 Deer Run Rd	6979	12	5	\$ 944,900	\$ 944,900	\$ 1,000,000	105.8%	\$ 143.29	\$ 2,157,300	46.4%	2011	34	
1 Farrar	4757	14	5	\$ 1,049,000	\$ 1,049,000	\$ 1,007,000	96.0%	\$ 211.69	\$ 1,051,300	95.8%	2011	41	
5 Old Cambridge Tpke	6532	11	5	\$ 1,079,000	\$ 1,079,000	\$ 1,079,000	100.0%	\$ 165.19	\$ 871,800	123.8%	2010	197	
11 Fox Run Rd	5711	10	4	\$ 1,167,500	\$ 1,167,500	\$ 1,082,000	92.7%	\$ 189.46	\$ 1,004,000	107.8%	2011	27	
226 Tower Rd	3854	10	4	\$ 1,375,000	\$ 1,200,000	\$ 1,090,000	90.8%	\$ 282.82	\$ 1,044,100	104.4%	2011	477	
9 Oakdale Lane	4858	10	4	\$ 1,375,000	\$ 1,249,000	\$ 1,100,000	88.1%	\$ 226.43	\$ 959,400	114.7%	2011	66	
29 Lincoln Rd	3320	10	4	\$ 1,259,000	\$ 1,259,000	\$ 1,177,500	93.5%	\$ 354.67	\$ 1,196,600	98.4%	2011	20	
38 Lincoln Rd	2951	12	5	\$ 1,275,000	\$ 1,275,000	\$ 1,200,000	94.1%	\$ 406.64	\$ 898,900	133.5%	2011	45	

69 Weston Rd	920	3	1	\$1,599,000	\$1,599,000	\$1,390,000	86.9%	\$ 1,510.87	\$ 1,624,100	85.6%	2010	119
31 Conant Rd	4000	9	4	\$1,695,000	\$1,595,000	\$1,450,000	90.9%	\$ 362.50	\$ 1,041,500	139.2%	2011	291
12 Reiling Pond Rd	5300	10	5	\$1,500,000	\$1,500,000	\$1,500,000	100.0%	\$ 283.02			9999	64
11 Reiling Pond Rd	5500	7	4	\$1,945,000	\$1,895,000	\$1,700,000	89.7%	\$ 309.09	\$ 1,218,600	139.5%	2010	82
9 Stratford Way	5592	16	5	\$2,299,000	\$1,999,500	\$1,860,000	93.0%	\$ 332.62	\$ 2,392,300	77.7%	2011	209
232 Lincoln Rd	5200	12	5	\$2,395,000	\$2,395,000	\$2,018,000	84.3%	\$ 388.08	\$ 1,396,400	144.5%	2011	33
Lot 1 Twin Pond Ln	5366	12	4	\$1,700,000	\$1,700,000	\$2,100,000	123.5%	\$ 391.35	\$ 2,268,600	92.6%	2011	83
78 Winter St	7171	13	6	\$3,799,000	\$3,499,000	\$2,950,000	84.3%	\$ 411.38	\$ 2,536,300	116.3%	2011	43
Averages				\$1,179,045	\$1,110,357	\$1,047,148	95.4%			102.4%		117

Represents Sale Price less than Assessment