

PROPERTY LOCATION

No	Alt No	Direction/Street/City
		CONCORD RD, LINCOLN

OWNERSHIP

Owner 1:	COMM OF MASS
Owner 2:	WALDEN POND
Owner 3:	
Street 1:	915 WALDEN ST
Street 2:	
Twn/City:	CONCORD
St/Prov:	MA Cntry Own Occ: Y
Postal:	01742 Type:

PREVIOUS OWNER

Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry
Postal:	

NARRATIVE DESCRIPTION

This Parcel contains 25.47 ACRES of land mainly classified as MA RE DCR

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z				water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

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 Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
910	MA RE DCR		80000		SQUARE FE	PRIME SITE		0	9.98	1.00	R3									798,400						798,400	
910	MA RE DCR		23.633		ACRES	EXCESS ACRE		0	35,000.	1.00	R3									827,155						827,200	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
910	25.470			1,625,600	1,625,600
Total Card	25.470			1,625,600	1,625,600
Total Parcel	25.470			1,625,600	1,625,600
Source:	Market Adj Cost	Total Value per SQ unit /Card:		N/A	/Parcel: N/A

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2025	910	FV		0	25.47	1,602,400	1,602,400		Year End Roll	12/2/2024
2024	910	FV		0	25.47	1,469,000	1,469,000		Year end	11/9/2023
2023	910	FV		0	25.47	1,409,000	1,409,000	1,409,000	Year end	11/3/2022
2022	910	FV		0	25.47	1,341,800	1,341,800	1,341,800	Year End Roll	10/19/2021
2021	910	FV		0	25.47	1,269,000	1,269,000	1,269,000	Year End Roll	10/15/2020
2020	910	FV		0	25.47	1,269,000	1,269,000	1,269,000	Year End Roll	9/26/2019
2019	910	FV		0	25.47	1,251,400	1,251,400	1,251,400	Create Final va	6/4/2019
2018	910	FV		0	25.47	1,251,400	1,251,400	1,251,400	Year End Roll	9/28/2017

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
	11122-338		5/25/1966			No	No		2 PCLS

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment

ACTIVITY INFORMATION

Date	Result	By	Name

Sign: VERIFICATION OF VISIT NOT DATA



Patriot Properties Inc.

USER DEFINED

Prior Id # 1:	4110
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:	
CivilDistrict:	
Ratio:	

!1269!

PRINT
 Date Time
 09/26/25 16:06:25

LAST REV
 Date Time
 10/10/24 09:21:33

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