

Map

Lot

Sublot

Building

Unit

CARD

PROPERTY LOCATION

No	Alt No	Direction/Street/City
14		BEDFORD RD, LINCOLN

OWNERSHIP

Owner 1:	FIRST PARISH CHURCH OF LINCOLN
Owner 2:	
Owner 3:	
Street 1:	14 BEDFORD RD
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: Y
Postal:	01773 Type:

PREVIOUS OWNER

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

NARRATIVE DESCRIPTION

This parcel contains 1.4 ACRES of land mainly classified as CHURCH with a CHURCH/SYN Building built about 1892, having primarily STONE Exterior and 8072 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 0 Rooms, and 0 Bdrm.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R-1	Single Fam		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
906	CHURCH		60984.001		SQUARE FE	PRIME SITE		0	13.03	1.22	R5									968,064						968,100	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
906	1.400	2,671,200	1,300	968,100	3,640,600
Total Card	1.400	2,671,200	1,300	968,100	3,640,600
Total Parcel	1.400	2,671,200	1,300	968,100	3,640,600
Source:	Market Adj Cost	Total Value per SQ unit /Card:		451.02	/Parcel: 451.02

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2025	906	FV	2,657,500	1200	1.4	939,800	3,598,500		Year End Roll	12/2/2024
2024	906	FV	2,540,900	1200	1.4	921,300	3,463,400		Year end	11/9/2023
2023	906	FV	2,540,900	1200	1.4	780,100	3,322,200	3,322,200	Year end	11/3/2022
2022	906	FV	2,155,400	1200	1.4	713,200	2,869,800	2,869,800	Year End Roll	10/19/2021
2021	906	FV	2,263,100	1200	1.4	743,000	3,007,300	3,007,300	Year End Roll	10/15/2020
2020	906	FV	2,426,000	1200	1.4	743,000	3,170,200	3,170,200	Year End Roll	9/26/2019
2019	906	FV	2,405,400	1200	1.4	740,000	3,146,600	3,146,600	Create Final va	6/4/2019
2018	906	FV	2,405,400	1200	1.4	740,000	3,146,600	3,146,600	Year End Roll	9/28/2017

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
	7822-199		11/2/1951			No	No		

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
4/10/2020	C-20-0003	ROOF	59,000	C				Strip & re-roof th
9/19/2019	R-19-0148	SOLAR PA	54,726	C	1/8/2019			Install 77 roof mo
10/4/2018	7219	RENOVATI	65,508	C	1/29/2019			Renovate 2 lower l
8/10/2016	6529	ROOF	22,000	C				Strip & re-roof wh
5/18/2012	5040	RENOVATI		C				change of use-oper
9/1/2011	4843	KITCHEN	100,000	C	11/22/2011			interior reno to e
6/24/2004	2965	MANUAL	19,298	C				trellis & entryway
7/23/1997	1237	RENOVATI	50,000	C	3/25/1998			3/25/98 100%
9/7/1994	559-94	RENOVATI	20,000	C	7/1/1996			

ACTIVITY INFORMATION

Date	Result	By	Name
3/25/1998	MEAS/EXT INS	602	

Sign: VERIFICATION OF VISIT NOT DATA



Patriot Properties Inc.

USER DEFINED

Prior Id # 1:	53 11 0
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:	

!1464!

PRINT

Date	Time
09/26/25	16:28:47

LAST REV

Date	Time
07/13/20	08:24:58

apro	1464
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