

PROPERTY LOCATION

No	Alt No	Direction/Street/City
0		OLD COUNTY RD, LINCOLN

OWNERSHIP

Owner 1:	CSENDES CHRISTOPHER N
Owner 2:	CSENDES ASAKO A
Owner 3:	
Street 1:	27 TABOR HILL RD
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: N
Postal:	01773 Type:

PREVIOUS OWNER

Owner 1:	CAREY - WILLIAM C
Owner 2:	CAREY - SCARLETT H
Street 1:	27 TABOR HILL RD
Twn/City:	LINCOLN
St/Prov:	MA Cntry
Postal:	01773-2905

NARRATIVE DESCRIPTION

This Parcel contains 8.67 ACRES of land mainly classified as UNDEV

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R-1	Single Fam	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street	1	PAVED
t				Gas:	4	MEDIUM

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
132	UNDEV		8.67		ACRES	CONS RESTR	0.2	0	35,000.	0.20	R4									60,690						60,700	Cons Restr

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
132	8.670			60,700	60,700
Total Card	8.670			60,700	60,700
Total Parcel	8.670			60,700	60,700
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	132	FV		0	8.67	60,700	60,700		Year End Roll	12/2/2024
2024	132	FV		0	8.67	52,000	52,000		Year end	11/9/2023
2023	132	FV		0	8.67	52,000	52,000	52,000	Year end	11/3/2022
2022	132	FV		0	8.67	52,000	52,000	52,000	Year End Roll	10/19/2021
2021	132	FV		0	8.67	52,000	52,000	52,000	Year End Roll	10/15/2020
2020	132	FV		0	8.67	52,000	52,000	52,000	Year End Roll	9/26/2019
2019	132	FV		0	8.67	52,000	52,000	52,000	Create Final va	6/4/2019
2018	132	FV		0	8.67	52,000	52,000	52,000	Year End Roll	9/28/2017

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
CAREY, WILLIAM C	71317-249		7/16/2018	MULTI-PARCEL	2,447,500	No	No		
WILBURN THOMAS,	39680-604		6/25/2003		2,225,000	No	No		
PHILLIPS CHARLO	31099-238		1/31/2000	PARTIAL INTR	1,436,722	Yes	No		
	6001-497		1/19/1936			No	No		

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

Total:	60,690	SpI Credit	Total:	60,700
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USER DEFINED

Prior Id # 1:	69 2 1
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:	

Parcel ID 146 32 0

!1890!

PRINT

Date	Time
09/26/25	17:21:29

LAST REV

Date	Time
08/14/18	10:32:51

blakeley

1890

