



**Patriot**  
Properties Inc.

PROPERTY LOCATION

No	Alt No	Direction/Street/City
167		TRAPELO RD, LINCOLN

OWNERSHIP

Owner 1:	CITY OF CAMBRIDGE
Owner 2:	
Owner 3:	
Street 1:	250 FRESH POND PARKWAY
Street 2:	
Twn/City:	CAMBRIDGE
St/Prov:	MA Cntry Own Occ: Y
Postal:	02138 Type:

PREVIOUS OWNER

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

NARRATIVE DESCRIPTION

This Parcel contains 12.3 ACRES of land mainly classified as MUNICPL

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
903	MUNICPL		80000		SQUARE FE	PRIME SITE		0	9.98	1.00	R3									798,400						798,400	
903	MUNICPL		10.463		ACRES	EXCESS ACRE		0	35,000.	1.00	R3									366,205						366,200	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
903	12.300		25,000	1,164,600	1,189,600

Total Card	12.300		25,000	1,164,600	1,189,600
Total Parcel	12.300		25,000	1,164,600	1,189,600

Source:	Market Adj Cost	Total Value per SQ unit /Card:	N/A	/Parcel:	N/A
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Legal Description

Parcel ID 149 17 0

Entered Lot Size

Total Land:

Land Unit Type:

User Acct

0  
GIS Ref

GIS Ref

Insp Date

03/20/99

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2025	903	FV		23400	12.3	1,141,400	1,164,800		Year End Roll	12/2/2024
2024	903	FV		23400	12.3	1,073,900	1,097,300		Year end	11/9/2023
2023	903	FV		23400	12.3	1,013,900	1,037,300	1,037,300	Year end	11/3/2022
2022	903	FV		23400	12.3	946,700	970,100	970,100	Year End Roll	10/19/2021
2021	903	FV		23400	12.3	873,900	897,300	897,300	Year End Roll	10/15/2020
2020	903	FV		23400	12.3	873,900	897,300	897,300	Year End Roll	9/26/2019
2019	903	FV		23400	12.3	856,300	879,700	879,700	Create Final va	6/4/2019
2018	903	FV		23400	12.3	856,300	879,700	879,700	Year End Roll	9/28/2017

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes

TAX DISTRICT

PAT ACCT.

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
10/28/1998	1565	DEMOLITI		C	3/20/1999			3/20/99 house gone

ACTIVITY INFORMATION

Date	Result	By	Name
3/20/1999	MEAS/EXT INS	602	

Sign: VERIFICATION OF VISIT NOT DATA

