

PROPERTY LOCATION

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

OWNERSHIP

Owner 1:	TOWN OF LINCOLN			
Owner 2:	CONSERVATION			
Owner 3:				
Street 1:	16 LINCOLN 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 2.9 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 Influ	Neigh Mod	Infi 1	%	Infi 2	%	Infi 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
903	MUNICPL		80000		SQUARE FE	UNDEV	0.2	0	9.98	0.20	R3									159,680						159,700	Wetland
903	MUNICPL		1.06345		ACRES	UNDEV	0.2	0	35,000.	0.20	R3									7,444						7,400	Wetland

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
903	2.900			167,100	167,100		GIS Ref
							GIS Ref
							GIS Ref
Total Card	2.900			167,100	167,100	Entered Lot Size	
Total Parcel	2.900			167,100	167,100	Total Land:	
Source: Market Adj Cost		Total Value per SQ unit /Card:		N/A	/Parcel: N/A	Land Unit Type:	Insp Date

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date		
2025	903	FV		0	2.9	162,400	162,400		Year End Roll	12/2/2024	PRINT DateTime 09/26/2517:25:12	
2024	903	FV		0	2.9	158,400	158,400		Year end	11/9/2023		
2023	903	FV		0	2.9	146,400	146,400	146,400	Year end	11/3/2022	LAST REV DateTime 05/21/1011:45:41	
2022	903	FV		0	2.9	133,000	133,000	133,000	Year End Roll	10/19/2021		
2021	903	FV		0	2.9	118,400	118,400	118,400	Year End Roll	10/15/2020		
2020	903	FV		0	2.9	118,400	118,400	118,400	Year End Roll	9/26/2019		
2019	903	FV		0	2.9	114,900	114,900	114,900	Create Final va	6/4/2019		
2018	903	FV		0	2.9	114,900	114,900	114,900	Year End Roll	9/28/2017		

SALES INFORMATION

[illegible]

BUILDING PERMITS

[illegible]

ACTIVITY INFORMATION

[illegible]

Patriot
Properties Inc.

USER DEFINED

Prior Id # 1:	7110
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:	

