

150

40

0

1 of 1

RESIDENTIAL

Town Of Lincoln

APPRaised: 1,049,100 / 1,049,100
USE VALUE: 1,049,100 / 1,049,100
ASSESSed: 1,049,100 / 1,049,100

Map

Lot

Sublot

Building

Unit

CARD

PROPERTY LOCATION

Table with columns: No, Alt No, Direction/Street/City. Row 1: 25, WINTER ST, LINCOLN

OWNERSHIP

Table with columns: Owner 1, Owner 2, Owner 3, Street 1, Street 2, Town/City, St/Prov, Postal, Type. Row 1: FENTON TERENCE, HUNTER CYNTHIA, 25 WINTER ST, LINCOLN, MA, 01773-3401

PREVIOUS OWNER

Table with columns: Owner 1, Owner 2, Street 1, Town/City, St/Prov, Postal. Row 1: Empty

NARRATIVE DESCRIPTION

This parcel contains .93 ACRES of land mainly classified as ONE FAM with a CONVENT'NL Building built about 1948, having primarily WOOD SHING Exterior and 1884 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 7 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Table with columns: Code, Descrip/No, Amount, Com. Int. Row 1: Empty

PROPERTY FACTORS

Table with columns: Item, Code, Description, %, Item, Code, Description. Row 1: Z R-1 Single Fam 100 water A SEPTIC

LAND SECTION (First 7 lines only)

Table with columns: 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. Row 1: 101 ONE FAM 40510 SQUARE FEPRIME SITE 0 9.98 1.68 R3 680,169 680,200

IN PROCESS APPRAISAL SUMMARY

Table with columns: Use Code, Land Size, Building Value, Yard Items, Land Value, Total Value. Row 1: 101 0.930 368,900 680,200 1,049,100

PREVIOUS ASSESSMENT

Table with columns: Tax Yr, Use, Cat, Bldg Value, Yrd Items, Land Size, Land Value, Total Value, Asses'd Value, Notes, Date. Row 1: 2025 101 FV 322,600 0 .93 660,400 983,000 Year End Roll 12/2/2024

SALES INFORMATION

Table with columns: Grantor, Legal Ref, Type, Date, Sale Code, Sale Price, V, Tst, Verif, Notes. Row 1: MARY CORRIGAN 14918-283 3/3/1983 83,500 No No

BUILDING PERMITS

Table with columns: Date, Number, Descrip, Amount, C/O, Last Visit, Fed Code, F. Descrip, Comment. Row 1: 3/16/2020 R-20-0050 ROOF 3,800 C Strip & re-roof sh

ACTIVITY INFORMATION

Table with columns: Date, Result, By, Name. Row 1: 2/19/2025 MEAS/EXT INS 6 JN

Sign: VERIFICATION OF VISIT NOT DATA



Table with columns: USER DEFINED, Prior Id # 1, Prior Id # 2, Prior Id # 3, Date, Time. Row 1: 17240, 17:32:48, 03/07/25 12:03:02

Total AC/HA: 0.92998 Total SF/SM: 40510 Parcel LUC: 101 ONE FAM Prime NB Desc RES CAT 3 Total: 680,169 Spl Credit Total: 680,200

