

PROPERTY LOCATION

No	Alt No	Direction/Street/City
0		WESTON RD, LINCOLN

OWNERSHIP

Owner 1:	HOLDEN TR SARAH CANNON
Owner 2:	HOLDEN CORNELIA C
Owner 3:	HOLDEN III LAWRENCE T
Street 1:	PO BOX 6347
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: N
Postal:	01773 Type:

PREVIOUS OWNER

Owner 1:	COTHBO LIMITED PARTNERSHIP -
Owner 2:	-
Street 1:	60 WESTON RD
Twn/City:	LINCOLN
St/Prov:	MA Cntry
Postal:	01773

NARRATIVE DESCRIPTION

This Parcel contains 1.011 ACRES of land mainly classified as LAND

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
130	LAND		0.6062		ACRES	EXCESS ACRE		0	35,000.	1.00	R5									21,217						21,200	ROW
132	UNDEV		0.4046		ACRES	CONS RESTR	0.2	0	35,000.	0.20	R5									2,832						2,800	Cons Restr

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
132	0.405			2,800	2,800
130	0.606			21,200	21,200
Total Card		1.011		24,000	24,000
Total Parcel		1.011		24,000	24,000
Source:		Market Adj Cost	Total Value per SQ unit /Card: N/A		/Parcel: N/A

Legal Description

Entered Lot Size	
Total Land:	
Land Unit Type:	

User Acct

GIS Ref

GIS Ref

Insp Date

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2025	130	FV		0	1.011	24,000	24,000		Year End Roll	12/2/2024
2024	130	FV		0	1.011	20,600	20,600		Year end	11/9/2023
2023	130	FV		0	1.011	20,600	20,600	20,600	Year end	11/3/2022
2022	130	FV		0	1.011	20,600	20,600	20,600	Year End Roll	10/19/2021
2021	130	FV		0	1.011	20,600	20,600	20,600	Year End Roll	10/15/2020
2020	130	FV		0	1.011	20,600	20,600	20,600	Year End Roll	9/26/2019
2019	130	FV		0	1.011	20,600	20,600	20,600	Create Final va	6/4/2019
2018	130	FV		0	1.011	20,600	20,600	20,600	Year End Roll	9/28/2017

Parcel ID

151 32 0

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SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
COTHBO LIMITED	38161-213		3/4/2003	CONVENIENC		1	No	No	
HOLDEN LAWRENCE	35427-382		5/7/2002	CONVENIENC		1	No	No	
CANNON ELLEN DE	35427-380		5/7/2002	CONVENIENC		1	No	No	
	7385-1		1/19/1949				No	No	

TAX DISTRICT

PAT ACCT.

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

___/___/___



Patriot
Properties Inc.

USER DEFINED

Prior Id # 1:	73 3 3
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:	

PRINT

Date	Time
09/26/25	17:35:02

LAST REV

Date	Time
05/14/12	15:47:06

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