

152

57

0

1 of 1

RESIDENTIAL

Town Of Lincoln

APPRaised: 1,072,200 / 1,072,200
USE VALUE: 1,072,200 / 1,072,200
ASSESSed: 1,072,200 / 1,072,200

Map

Lot

Sublot

Building

Unit

CARD

PROPERTY LOCATION

Table with columns: No, Alt No, Direction/Street/City. Row 1: 57, LINCOLN RD, LINCOLN

OWNERSHIP

Table with columns: Owner 1, Owner 2, Owner 3, Street 1, Street 2, Town/City, St/Prov, Postal, Type. Row 1: CORVEZ MARIA, 57 LINCOLN ROAD, LINCOLN, MA, 01773

PREVIOUS OWNER

Table with columns: Owner 1, Owner 2, Street 1, Town/City, St/Prov, Postal, Type. Row 1: RIDICK - CHRISTOPHER J, 57 LINCOLN RD, LINCOLN, MA, 01773

NARRATIVE DESCRIPTION

This parcel contains 1.13 ACRES of land mainly classified as ONE FAM with a COLONIAL Building built about 1938, having primarily WOOD SHING Exterior and 1963 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 8 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Table with columns: Code, Descrip/No, Amount, Com. Int. (Empty table)

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 49222 SQUARE FEPRIME SITE 0 11.98 1.44 R4 847,782 847,800

IN PROCESS APPRAISAL SUMMARY

Table with columns: Use Code, Land Size, Building Value, Yard Items, Land Value, Total Value. Row 1: 101 1.130 214,600 9,800 847,800 1,072,200

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 203,300 0 1.13 823,000 1,026,300 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: RIDICK,CHRISTOP 66388-291 11/16/2015 775,000 No No

BUILDING PERMITS

Table with columns: Date, Number, Descrip, Amount, C/O, Last Visit, Fed Code, F. Descrip, Comment. Row 1: 10/26/2020 R-20-0189 MANUAL 7,785 C Blown in cellulose

ACTIVITY INFORMATION

Table with columns: Date, Result, By, Name. Row 1: 1/29/2025 MEAS/EXT INS 6 JN

Sign: VERIFICATION OF VISIT NOT DATA



Patriot Properties Inc.

USER DEFINED

Table with columns: Prior Id # 1, Prior Id # 2, Prior Id # 3, ASR Map, Fact Dist, Reval Dist, Year, LandReason, BldReason, CivilDistrict, Ratio. Row 1: 74 2 0

PRINT

Table with columns: Date, Time. Row 1: 09/26/25 17:37:56

LAST REV

Table with columns: Date, Time. Row 1: 03/13/25 12:32:39

blakeley 2015

Total AC/HA: 1.12998 Total SF/SM: 49222 Parcel LUC: 101 ONE FAM Prime NB Desc RES CAT 4 Total: 847,782 Spl Credit Total: 847,800

