

PROPERTY LOCATION

No	Alt No	Direction/Street/City
0		SOUTH GREAT RD, LINCOLN

OWNERSHIP

Owner 1:	UNITED STATES OF AMERICA
Owner 2:	GREAT MEADOWS NWR
Owner 3:	
Street 1:	73 WEIR HILL RD
Street 2:	
Twn/City:	SUDBURY
St/Prov:	MA Cntry Own Occ: Y
Postal:	01776 Type:

PREVIOUS OWNER

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

NARRATIVE DESCRIPTION

This Parcel contains 3.4 ACRES of land mainly classified as US GOVT

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
900	US GOVT		80000		SQUARE FE	PRIME SITE		0	9.98	1.00	R3									798,400						798,400	
900	US GOVT		1.563		ACRES	EXCESS ACRE		0	35,000.	1.00	R3									54,705						54,700	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
900	3.400			853,100	853,100
Total Card	3.400			853,100	853,100
Total Parcel	3.400			853,100	853,100
Source:	Market Adj Cost	Total Value per SQ unit /Card:		N/A	/Parcel: N/A

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2025	900	FV		0	3.4	829,900	829,900		Year End Roll	12/2/2024
2024	900	FV		0	3.4	806,900	806,900		Year end	11/9/2023
2023	900	FV		0	3.4	746,900	746,900	746,900	Year end	11/3/2022
2022	900	FV		0	3.4	679,700	679,700	679,700	Year End Roll	10/19/2021
2021	900	FV		0	3.4	606,900	606,900	606,900	Year End Roll	10/15/2020
2020	900	FV		0	3.4	606,900	606,900	606,900	Year End Roll	9/26/2019
2019	900	FV		0	3.4	589,300	589,300	589,300	Create Final va	6/4/2019
2018	900	FV		0	3.4	589,300	589,300	589,300	Year End Roll	9/28/2017

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
	11036-324		1/26/1966			No	No		

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:	80 1 0
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:	

!2062!

PRINT

Date	Time
09/26/25	17:43:27

LAST REV

Date	Time
04/25/13	12:35:56

apro 2062

