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1 of 1

RESIDENTIAL

Town Of Lincoln

APPRaised: 1,582,800 / 1,582,800
USE VALUE: 1,582,800 / 1,582,800
ASSESSed: 1,582,800 / 1,582,800

Map

Lot

Sublot

Building

Unit

CARD

PROPERTY LOCATION

Table with columns: No, Alt No, Direction/Street/City. Row 1: 117, LINCOLN RD, LINCOLN

OWNERSHIP

Table with columns: Owner 1-3, Street 1-2, Twn/City, St/Prov, Postal, Type. Row 1: CHEN SHU, 117 LINCOLN RD, LINCOLN, MA, 01773-3812

PREVIOUS OWNER

Table with columns: Owner 1-2, Street 1, Twn/City, St/Prov, Postal. Row 1: CREIGHTON - G ALEXANDER, 117 LINCOLN RD, LINCOLN, MA, 01773-3812

NARRATIVE DESCRIPTION

This parcel contains 2.597 ACRES of land mainly classified as ONE FAM with a CAPE Building built about 1960, having primarily WOOD SHING Exterior and 3849 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 1 HalfBath, 8 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Table with columns: Code, Descip/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 80000 SQUARE FE PRIME SITE 0 11.98 1.00 R4 958,400 958,400

IN PROCESS APPRAISAL SUMMARY

Table with columns: Use Code, Land Size, Building Value, Yard Items, Land Value, Total Value. Row 1: 101, 2.597, 610,800, 8,300, 963,700, 1,582,800

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, 785,700, 7700, 2.597, 935,700, 1,729,100, 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: CREIGHTON,G ALE, 71069-421, 5/29/2018, 1,130,000, No, No

BUILDING PERMITS

Table with columns: Date, Number, Descip, Amount, C/O, Last Visit, Fed Code, F. Descip, Comment. Row 1: 1/14/2025, R-25-0013, INSULATI, 7,000, C

ACTIVITY INFORMATION

Table with columns: Date, Result, By, Name. Row 1: 11/20/2018, MEAS/EXT INS, 622, K Cuoco

Sign: VERIFICATION OF VISIT NOT DATA



Table with columns: USER DEFINED, Prior Id # 1-3, ASR Map, Fact Dist, Reval Dist, Year, LandReason, BldReason, CivilDistrict, Ratio.

