

Map

Lot

Sublot

Building

Unit

CARD

Town Of Lincoln

APPRaised: 1,751,100 / 1,751,100
USE VALUE: 1,751,100 / 1,751,100
ASSESSed: 1,751,100 / 1,751,100

PROPERTY LOCATION

Table with 3 columns: No, Alt No, Direction/Street/City. Row 1: 48, BEAVER POND RD, LINCOLN

OWNERSHIP

Table with 2 columns: Owner, Address. Owners: DAVIDSON TR MALCOLM L, THAYER TR PAMELA W

PREVIOUS OWNER

Table with 2 columns: Owner, Address. Owners: (Empty)

NARRATIVE DESCRIPTION

This parcel contains 4.05 ACRES of land mainly classified as ONE FAM with a CONTEMPORARY Building built about 1942, having primarily CLAPBOARD Exterior and 2523 Square Feet, with 1 Unit, 3 Baths, 0 3/4 Bath, 0 HalfBath, 7 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Table with 4 columns: Code, Descrip/No, Amount, Com. Int.

PROPERTY FACTORS

Table with 7 columns: Item, Code, Description, %, Item, Code, Description. Includes Septic, Exempt, PAVED, LIGHT

LAND SECTION (First 7 lines only)

Table with 23 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

IN PROCESS APPRAISAL SUMMARY

Table with 6 columns: Use Code, Land Size, Building Value, Yard Items, Land Value, Total Value. Total Card: 4.050, 663,700, 1,087,400, 1,751,100

PREVIOUS ASSESSMENT

Table with 11 columns: Tax Yr, Use, Cat, Bldg Value, Yrd Items, Land Size, Land Value, Total Value, Asses'd Value, Notes, Date. Rows from 2018 to 2025

SALES INFORMATION

Table with 10 columns: Grantor, Legal Ref, Type, Date, Sale Code, Sale Price, V, Tst, Verif, Notes. Row: JACOBS, MAY L., 10818-209, 5/19/1965, FAMILY, 49,100

BUILDING PERMITS

Table with 8 columns: Date, Number, Descrip, Amount, C/O, Last Visit, Fed Code, F. Descrip, Comment. Row: 10/23/2001, 2379, ROOF, C

ACTIVITY INFORMATION

Table with 4 columns: Date, Result, By, Name. Rows: 12/3/2021 INSPECTED, 5/4/2017 MEAS/EXT INS, 6/25/2008 MEAS/EXT INS, 10/13/2001 M&L COMPLETE, 1/12/1995 MEAS+INSPCTD, 7/1/1987 INSPECTED

Sign: VERIFICATION OF VISIT NOT DATA



Patriot Properties Inc.

USER DEFINED

Table with 2 columns: Prior Id #, Value. Rows: 1: 85 18 0, 2: , 3: , 1: , 2: , 3: , 1: , 2: , 3: , ASR Map: , Fact Dist: , Reval Dist: , Year: , LandReason: , BldReason: , CivilDistrict: , Ratio: ,

PRINT

Table with 2 columns: Date, Time. Row: 09/26/25, 17:56:16

LAST REV

Table with 2 columns: Date, Time. Row: 12/03/21, 15:56:40

apro 2141

!2141!

Total AC/HA: 4.04955 Total SF/SM: 176398 Parcel LUC: 101 ONE FAM Prime NB Desc RES CAT 5 Total: 1,087,375 Spl Credit Total: 1,087,400

