Town Of Lincoln

	Total Card /	Total Parcel
APPRAISED:	754,500 /	754,500
USE VALUE:	754,500 /	754,500
ASSESSED:	754,500 /	754,500

PROPERTY LOCATION

No	Alt No	Direction/Street/City
		NELSON RD, LINCOLN

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
900	1.500			754,500	754,500

Total Card	1.500			754,500	754,500
Total Parcel	1.500			754,500	754,500

Source: Market Adj Cost Total Value per SQ unit /Card: N/A /Parcel: N/A

Legal Description

User Acct

GIS Ref

GIS Ref

Entered Lot Size

Total Land:

Insp Date

Land Unit Type:

OWNERSHIP

Unit #:

Owner 1:	UNITED STATES OF AMERICA
Owner 2:	MINUTEMAN PARK
Owner 3:	
Street 1:	174 LIBERTY ST
Street 2:	
Twn/City:	CONCORD
St/Prov:	MA Cntry Own Occ: Y
Postal:	01742 Type:

PREVIOUS OWNER

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

PREVIOUS ASSESSMENT

Parcel ID 115 3 0

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2025	900	FV		0	1.5	732,600	732,600		Year End Roll	12/2/2024
2024	900	FV		0	1.5	718,200	718,200		Year end	11/9/2023
2023	900	FV		0	1.5	661,500	661,500	661,500	Year end	11/3/2022
2022	900	FV		0	1.5	598,000	598,000	598,000	Year End Roll	10/19/2021
2021	900	FV		0	1.5	529,200	529,200	529,200	Year End Roll	10/15/2020
2020	900	FV		0	1.5	529,200	529,200	529,200	Year End Roll	9/26/2019
2019	900	FV		0	1.5	512,600	512,600	512,600	Create Final va	6/4/2019
2018	900	FV		0	1.5	512,600	512,600	512,600	Year End Roll	9/28/2017

!2232!

PRINT

Date	Time
09/26/25	18:08:15

LAST REV

Date	Time
02/16/05	10:55:17

sociak

PAT ACCT. 2232

USER DEFINED

Prior Id # 1:	9 2 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:	

NARRATIVE DESCRIPTION

This Parcel contains 1.5 ACRES of land mainly classified as US GOVT

SALES INFORMATION

TAX DISTRICT

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
	11257-345		11/23/1966			No	No		LOT A

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment

ACTIVITY INFORMATION

Date	Result	By	Name

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z				water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

Sign: VERIFICATION OF VISIT NOT DATA   __/___/__

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 Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
900	US GOVT		65340		SQUARE FE	PRIME SITE		0	9.98	1.16	R3									754,511						754,500	

Total AC/HA:	1.50000	Total SF/SM:	65340	Parcel LUC:	900	US GOVT	Prime NB Desc	RES CAT 3	Total:	754,511	Spl Credit		Total:	754,500

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.   Database: AssessPro - Lincoln   meadorse

2026

EXTERIOR INFORMATION

Field	Value
Type:	
Sty Ht:	
(Liv) Units:	Total:
Foundation:	
Frame:	
Prime Wall:	
Sec Wall:	%
Roof Struct:	
Roof Cover:	
Color:	
View / Desir:	

GENERAL INFORMATION

Field	Value
Grade:	
Year Blt:	Eff Yr Blt:
Alt LUC:	Alt %:
Jurisdict:	Fact: .
Const Mod:	
Lump Sum Adj:	

INTERIOR INFORMATION

Field	Value
Avg Ht/FL:	
Prim Int Wal	
Sec Int Wall:	%
Partition:	
Prim Floors:	
Sec Floors:	%
Bsmnt Flr:	
Subfloor:	
Bsmnt Gar:	
Electric:	
Insulation:	
Int vs Ext:	
Heat Fuel:	
Heat Type:	
# Heat Sys:	
% Heated:	% AC:
Solar HW:	Central Vac:
% Com Wal	% Sprinkled

BATH FEATURES

		Rating
Full Bath		Rating:
A Bath:		Rating:
3/4 Bath:		Rating:
A 3QBth		Rating:
1/2 Bath:		Rating:
A HBth:		Rating:
OthrFix:		Rating:

OTHER FEATURES

		Rating
Kits:		Rating:
A Kits:		Rating:
Frpl:		Rating:
WSFlue:		Rating:

CONDO INFORMATION

Field	Value
Location:	
Total Units:	
Floor:	
% Own:	
Name:	

DEPRECIATION

Field	Value	%
Phys Cond:	AV - Average	0.0 %
Functional:		%
Economic:		%
Special:		%
Override:		%
Total:	0	%

CALC SUMMARY

Field	Value
Basic $ / SQ:	
Size Adj.:	1.00000000
Const Adj.:	8.00000000
Adj $ / SQ:	
Other Features:	0
Grade Factor:	
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	0
Depreciation:	0
Depreciated Total:	0

COMMENTS

RESIDENTIAL GRID

1st Res Grid	Desc:									# Units		
Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												
Totals	RMs:		BRs:		Baths:			HB				

REMODELING

Field	Value
Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

No Unit	RMS	BRS	FL
	Totals		

COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price

WtAv$/SQ:		AvRate:	Ind.Val 0.00000
Juris. Factor:		Before Depr:	0.00
Special Features:	0	Val/Su Net:	
Final Total:	0	Val/Su SzAd	

SKETCH

SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value

Net Sketched Area:		Total:	
Size Ad	Gross Area	FinArea	

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten

IMAGE

AssessPro **Patriot Properties, Inc**

MOBILE HOME

Make:		Model:		Serial #		Year:		Color:	

PARCEL ID 115 3 0

SPEC FEATURES/YARD ITEMS

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value

More: N	Total Yard Items:		Total Special Featues:		Total:	