

162

27

0

1 of 2

CONDOS

Map

Lot

Sublot

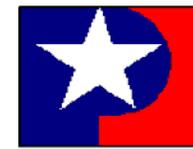
Building

Unit

CARD

Town Of Lincoln

APPRaised: 1,544,500 / 1,890,600  
 USE VALUE: 1,544,500 / 1,890,600  
 ASSESSED: 1,544,500 / 1,890,600



**Patriot**  
Properties Inc.

PROPERTY LOCATION

No	Alt No	Direction/Street/City
142		LINCOLN RD, LINCOLN
Unit #:		
Owner 1: ST JOSEPHS CATHOLIC CHURCH		
Owner 2:		
Owner 3:		
Street 1: 142 LINCOLN RD		
Street 2:		
Twn/City: LINCOLN		
St/Prov:	MA	Cntry: Own Occ: Y
Postal:	01773	Type:

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
906	0.510	907,400	11,700	625,400	1,544,500
Total Card 0.510 907,400 11,700 625,400 1,544,500					
Total Parcel 0.510 1,253,500 11,700 625,400 1,890,600					
Source: Market Adj Cost		Total Value per SQ unit /Card: 575.45		/Parcel: 378.42	

Legal Description	User Acct
	GIS Ref
	GIS Ref
Entered Lot Size	
Total Land:	
Land Unit Type:	

PREVIOUS OWNER

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

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2025	906	FV	1,207,800	10900	.51	607,200	1,825,900		Year End Roll	12/2/2024
2024	906	FV	1,185,700	10900	.51	595,300	1,791,900		Year end	11/9/2023
2023	906	FV	1,183,200	10900	.51	548,300	1,742,400	1,742,400	Year end	11/3/2022
2022	906	FV	1,013,500	15000	.51	495,700	1,524,200	1,524,200	Year End Roll	10/19/2021
2021	906	FV	1,007,600	15000	.51	438,700	1,461,300	1,461,300	Year End Roll	10/15/2020
2020	906	FV	1,005,100	15000	.51	438,700	1,458,800	1,458,800	Year End Roll	9/26/2019
2019	906	FV	935,300	15000	.51	424,900	1,375,200	1,375,200	Create Final va	6/4/2019
2018	906	FV	935,300	15000	.51	424,900	1,375,200	1,375,200	Year End Roll	9/28/2017

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes

TAX DISTRICT

PAT ACCT.

This parcel contains .51 ACRES of land mainly classified as CHURCH with a CHURCH/SYN Building built about 1900, having primarily WOOD SHING Exterior and 2684 Square Feet, with 0 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 0 Rooms, and 0 Bdrm.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R-1	Single Fam		water		
o	R-2	General Res		Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
7/25/2024	R-24-0137	WDK	4,594	O				Install new deck
5/24/2024	R-24-2024	SIDING	76,406	C				Install new siding
3/15/2018	7004	RENOVATI	50,000	C	7/30/2018			Improve space to b
6/2/2015	6099	SIGN	4,000	C				Install free stand
9/18/2008	4046	RENOVATI	100,000	C				replace shingles;a
8/29/1995	795-95	MANUAL	4,200	C	7/1/1996			PORCH
8/22/1994	549-94	GARAGE	26,000	C	7/1/1996			
8/11/1994	545-94	DEMOLITI	1,000	C	7/1/1996			

ACTIVITY INFORMATION

Date	Result	By	Name
7/1/1997	MEAS+INSPCTD	606	

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 Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
906	CHURCH		22215.6		SQUARE FE	PRIME SITE		0	9.98	2.82	R3									625,393						625,400	

Total AC/HA:	0.51000	Total SF/SM:	22216	Parcel LUC:	906	CHURCH	Prime NB Desc	RES CAT 3	Total:	625,393	SpI Credit	Total:	625,400
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