

162

26

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1

111

1 of 1

CONDOS

Town Of Lincoln

APPRaised:

Total Card /

Total Parcel

546,400 /

546,400 /

546,400 /

USE VALUE:

ASSESSed:

546,400 /

546,400 /

546,400 /

546,400 /

Map

Lot

Sublot

Building

Unit

CARD

PROPERTY LOCATION

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

OWNERSHIP

Owner 1:	SZEKELY ELIZABETH JOY
Owner 2:	
Owner 3:	
Street 1:	140 LINCOLN ROAD UNIT 111
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: Y
Postal:	01773 Type:

PREVIOUS OWNER

Owner 1:	CORREIA FAMILY LIMITED PARTNER -
Owner 2:	-
Street 1:	188 GLEZEN LANE
Twn/City:	WAYLAND
St/Prov:	MA Cntry
Postal:	01778

NARRATIVE DESCRIPTION

This parcel contains . ACRES of land mainly classified as CONDO with a CONDO-GRDN Building built about 1992, having primarily CLAPBOARD Exterior and 1214 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 4 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z		water		A		SEPTIC
o		Sewer				
n		Electri				
Census:		Exmpt				
Flood Haz:						
D		Topo				
s		Street	1			PAVED
t		Gas:	4			MEDIUM

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
102	CONDO		0		SQUARE FE	PRIME SITE		0	0.	0.00	RE																

Total AC/HA:	0.00000	Total SF/SM:	0	Parcel LUC:	102	CONDO	Prime NB Desc	RYAN EST	Total:	SpI Credit	Total:
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - Lincoln

meadorse

2026

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
102	0.000	536,700	9,700		546,400
Total Card	0.000	536,700	9,700		546,400
Total Parcel	0.000	536,700	9,700		546,400
Source:	Market Adj Cost	Total Value per SQ unit /Card:	450.08	/Parcel:	450.08

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2025	102	FV	521,800	9100	.		530,900		Year End Roll	12/2/2024
2024	102	FV	443,400	9100	.		452,500		Year end	11/9/2023
2023	102	FV	423,200	9100	.		432,300	432,300	Year end	11/3/2022
2022	102	FV	410,600	9200	.		419,800	419,800	Year End Roll	10/19/2021
2021	102	FV	425,300	9200	.		434,500	434,500	Year End Roll	10/15/2020
2020	102	FV	425,300	9200	.		434,500	434,500	Year End Roll	9/26/2019
2019	102	FV	394,900	9200	.		404,100	404,100	Create Final va	6/4/2019
2018	102	FV	353,700	9200	.		362,900	362,900	Year End Roll	9/28/2017

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
CORREIA FAMILY	81477-259		4/28/2023		575,000	No	No		
RUSSELL MARJORI	36424-68		9/17/2002		325,000	No	No		
RYAN EST.NOMINE	22977-116		3/12/1993		234,000	No	No		1/1/93 NO MASTER

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
11/27/2002	2619	MANUAL	12,424	C	6/17/2003			kitchen cabinets

ACTIVITY INFORMATION

Date	Result	By	Name
11/25/2024	MEAS/EXT INS	6	JN
4/9/2012	MEAS/EXT INS	25	D ERSKINE
6/17/2003	MEAS/EXT INS	615	
7/8/1994	INSPECTED	600	

Sign: VERIFICATION OF VISIT NOT DATA



USER DEFINED

Prior Id # 1:	95 19 111
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:	

PRINT

Date	Time
09/26/25	18:20:47

LAST REV

Date	Time
01/24/25	08:33:09

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2323

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