

162

26

0

1

217

1 of 1

CONDOS

Town Of Lincoln

APPRaised:

Total Card /

Total Parcel

526,600 /

526,600 /

526,600 /

Map

Lot

Sublot

Building

Unit

CARD

USE VALUE:

526,600 /

526,600 /

ASSESSED:

526,600 /

526,600 /

PROPERTY LOCATION

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

OWNERSHIP

Owner 1:	GARNACHE ELAINE MARIE
Owner 2:	
Owner 3:	
Street 1:	140 LINCOLN RD UNIT 217
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: Y
Postal:	01773 Type:

PREVIOUS OWNER

Owner 1:	ANDERSON TR - MARIAN E
Owner 2:	ME ANDERSON TRUST NO 1 -
Street 1:	140 LINCOLN RD UNIT 217
Twn/City:	LINCOLN
St/Prov:	MA Cntry
Postal:	01773

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 1140 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	516,900	9,700		526,600
Total Card	0.000	516,900	9,700		526,600
Total Parcel	0.000	516,900	9,700		526,600
Source: Market Adj Cost		Total Value per SQ unit /Card:		461.93	/Parcel: 461.93

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2025	102	FV	502,600	9100	.		511,700		Year End Roll	12/2/2024
2024	102	FV	427,100	9100	.		436,200		Year end	11/9/2023
2023	102	FV	407,700	9100	.		416,800	416,800	Year end	11/3/2022
2022	102	FV	395,700	9200	.		404,900	404,900	Year End Roll	10/19/2021
2021	102	FV	409,800	9200	.		419,000	419,000	Year End Roll	10/15/2020
2020	102	FV	409,800	9200	.		419,000	419,000	Year End Roll	9/26/2019
2019	102	FV	380,600	9200	.		389,800	389,800	Create Final va	6/4/2019
2018	102	FV	340,900	9200	.		350,100	350,100	Year End Roll	9/28/2017

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
ANDERSON TR,MAR	83512-402		11/25/2024		568,830	No	No		
ANDERSON,MARIAN	74116-279		2/11/2020	CONVENIENC	100	No	No		
JONES PAULINE R	44735-93		3/2/2005		400,000	No	No		
DREW SHIRLEY D	27266-186		5/2/1997	CONVENIENC	1	No	No		
RYAN EST. NOMIN	22982-418		3/15/1993		185,000	No	No		1/1/93 NO MASTER

BUILDING PERMITS

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

ACTIVITY INFORMATION

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

Sign: VERIFICATION OF VISIT NOT DATA



USER DEFINED

Prior Id # 1:	95 19 217
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 18:22:40
LAST REV
Date Time
01/24/25 09:12:32
apro
2337

Parcel ID 162 26 0 1 217

!2337!

