

171

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2B

1 of 1

CONDOS

Town Of Lincoln

APPRaised:

Total Card /

Total Parcel

533,100 /

533,100 /

533,100 /

USE VALUE:

533,100 /

533,100 /

ASSESSed:

533,100 /

533,100 /

Map

Lot

Sublot

Building

Unit

CARD

PROPERTY LOCATION

No	Alt No	Direction/Street/City
38		TODD POND RD, LINCOLN

OWNERSHIP

Owner 1:	BURTON TR ELIZABETH
Owner 2:	BURTON LIVING TRUST
Owner 3:	
Street 1:	38 TODD POND RD
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: Y
Postal:	01773-3808 Type:

PREVIOUS OWNER

Owner 1:	BURTON - ELIZABETH
Owner 2:	-
Street 1:	38 TODD POND RD
Twn/City:	LINCOLN
St/Prov:	MA Cntry
Postal:	01773-3808

NARRATIVE DESCRIPTION

This parcel contains . ACRES of land mainly classified as CONDO with a CONDO-TNHS Building built about 1966, having primarily CLAPBOARD Exterior and 1271 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 4 Rooms, and 1 Bdrm.

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	TP																

Total AC/HA:	0.00000	Total SF/SM:	0	Parcel LUC:	102	CONDO	Prime NB Desc	TODDPOND	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	533,100			533,100
Total Card	0.000	533,100			533,100
Total Parcel	0.000	533,100			533,100
Source:	Market Adj Cost	Total Value per SQ unit /Card:	419.43	/Parcel:	419.43

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2025	102	FV	467,800	0	.		467,800		Year End Roll	12/2/2024
2024	102	FV	437,200	0	.		437,200		Year end	11/9/2023
2023	102	FV	434,500	0	.		434,500	434,500	Year end	11/3/2022
2022	102	FV	353,200	0	.		353,200	353,200	Year End Roll	10/19/2021
2021	102	FV	333,000	0	.		333,000	333,000	Year End Roll	10/15/2020
2020	102	FV	333,000	0	.		333,000	333,000	Year End Roll	9/26/2019
2019	102	FV	291,100	0	.		291,100	291,100	Create Final va	6/4/2019
2018	102	FV	291,100	0	.		291,100	291,100	Year End Roll	9/28/2017

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
BURTON,ELIZABET	82656-65		4/11/2024	CONVENIENC	100	No	No		
MACBRIDE,MARY B	63171-443		1/13/2014		280,000	No	No		
MACBRIDE MARY B	40837-222		9/11/2003	CONVENIENC	99	No	No		
MACBRIDE MARY,	36335-328		9/6/2002	CONVENIENC	100	No	No		
MACBRIDE MARY B	35040-417		3/14/2002	CONVENIENC	99	No	No		
MACBRIDE MARY B	28213-141		2/24/1998	CONVENIENC	99	No	No		
BATOR PETER TRU	20717-335		8/17/1990	FAMILY		No	No		

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
5/5/2023	R-23-0108	BATH	13,067	O				Bathroom remodel
7/26/2021	R-21-0178	WINDOWS	26,000	C	8/26/2021			Replace 15 windows

ACTIVITY INFORMATION

Date	Result	By	Name
4/9/2012	MEAS/EXT INS	25	D ERSKINE
3/6/2004	M&L EXTERIOR	615	
5/30/1996	MEAS+INSPCTD	606	
4/1/1987	INSPECTED	601	

Sign: VERIFICATION OF VISIT NOT DATA



USER DEFINED

Prior Id # 1:	95 2105 38
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	18:24:30

LAST REV

Date	Time
05/13/24	11:18:24

blakeley
2350

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