

161

26

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1 of 1

COMMERCIAL

Town Of Lincoln

APPRaised: 1,298,300 / 1,298,300
USE VALUE: 1,298,300 / 1,298,300
ASSESSed: 1,298,300 / 1,298,300

Map

Lot

Sublot

Building

Unit

CARD

PROPERTY LOCATION

Table with columns: No, Alt No, Direction/Street/City. Row 1: 161, LINCOLN RD, LINCOLN

OWNERSHIP

Table with columns: Owner 1-3, Street 1-2, Twn/City, St/Prov, Postal, Own Occ, Type. Row 1: 161 LINCOLN ROAD LLC, BELMONT, MA, 02478, N

PREVIOUS OWNER

Table with columns: Owner 1-2, Street 1, Twn/City, St/Prov, Postal. Row 1: DOHERTY'S GARAGE INC - , LINCOLN, MA, 01773-3815

NARRATIVE DESCRIPTION

This parcel contains 1.16 ACRES of land mainly classified as SERV ST with a SERVICE ST Building built about 1967, having primarily BRICK VENTR Exterior and 3096 Square Feet, with 2 Units, 0 Bath, 0 3/4 Bath, 3 HalfBaths, 0 Rooms, and 0 Bdrm.

OTHER ASSESSMENTS

Table with columns: Code, Descrip/No, Amount, Com. Int. (Empty table)

PROPERTY FACTORS

Table with columns: Item, Code, Description, %, Item, Code, Description. Includes rows for Z-B-1, o-B-2, n, Census, Flood Haz, D, s, t.

LAND SECTION (First 7 lines only)

Table with columns: Use Code, Description, LUC Fact, No of Units, Depth / PriceUnits, Unit Type, Land Type, LT Factor, Base Value, Unit Price, Adj, Neigh, Neigh Infru, Neigh Mod, Infr 1, %, Infr 2, %, Infr 3, %, Appraised Value, Alt Class, %, Spec Land, J Code, Fact, Use Value, Notes. Row 1: 334, SERV ST, 50530, SQUARE FE, PRIME SITE, 0, 16.18, 1.00, CA, 1.00, 817,575, 817,600

IN PROCESS APPRAISAL SUMMARY

Table with columns: Use Code, Land Size, Building Value, Yard Items, Land Value, Total Value. Row 1: 334, 1.160, 463,400, 17,300, 817,600, 1,298,300

PREVIOUS ASSESSMENT

Table with columns: Tax Yr, Use, Cat, Bldg Value, Yrd Items, Land Size, Land Value, Total Value, Asses'd Value, Notes, Date. Rows for years 2018-2025.

SALES INFORMATION

Table with columns: Grantor, Legal Ref, Type, Date, Sale Code, Sale Price, V, Tst, Verif, Notes. Row 1: DOHERTY'S GARAG, 82256-63, 11/29/2023, INCL PERS PR, 1,600,000

BUILDING PERMITS

Table with columns: Date, Number, Descrip, Amount, C/O, Last Visit, Fed Code, F. Descrip, Comment. Rows for dates 7/18/2017, 5/29/2012, 8/30/2002, 3/28/2001, 5/2/1994, 7/20/1992.

ACTIVITY INFORMATION

Table with columns: Date, Result, By, Name. Rows for dates 10/8/2013, 6/21/2003, 3/27/2003, 3/23/2002, 6/12/2001, 7/1/1996, 8/15/1994, 12/14/1993.

Sign: VERIFICATION OF VISIT NOT DATA



Patriot Properties Inc.

USER DEFINED

Table with columns: Prior Id #, ASR Map, Fact Dist, Reval Dist, Year, LandReason, BldReason, CivilDistrict, Ratio. Row 1: 9530

Total AC/HA: 1.16001 Total SF/SM: 50530 Parcel LUC: 334 SERV ST Prime NB Desc COM AV Total: 817,575 Spl Credit Total: 817,600

