

160

45

0

1 of 1

RESIDENTIAL

Town Of Lincoln

APPRAISED:

Total Card /

Total Parcel

691,900 /

USE VALUE:

691,900 /

691,900

ASSESSED:

691,900 /

691,900

Map

Lot

Sublot

Building

Unit

CARD

PROPERTY LOCATION

No	Alt No	Direction/Street/City
192		CONCORD RD, LINCOLN

OWNERSHIP

Owner 1:	LAHNSTEIN TR RICHARD K
Owner 2:	
Owner 3:	LAHNSTEIN RICHARD K TRUST
Street 1:	192 CONCORD RD
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: Y
Postal:	01773-4121 Type:

PREVIOUS OWNER

Owner 1:	LAHNSTEIN RICHARD K -
Owner 2:	-
Street 1:	192 CONCORD RD
Twn/City:	LINCOLN
St/Prov:	MA Cntry
Postal:	01773-4121

NARRATIVE DESCRIPTION

This parcel contains 1.07 ACRES of land mainly classified as ONE FAM with a CAPE Building built about 1940, having primarily VINYL Exterior and 1017 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 7 Rooms, and 3 Bd rms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R-1	Single Fam	100	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
101	ONE FAM		46609		SQUARE FE	PRIME SITE		0	7.25	1.50	R1									507,376						507,400	

Total AC/HA:	1.07000	Total SF/SM:	46609	Parcel LUC:	101	ONE FAM	Prime NB Desc	RES CAT 1	Total:	507,376	SpI Credit	Total:	507,400
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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
101	1.070	184,300	200	507,400	691,900
Total Card					
Total Parcel					
Source: Market Adj Cost		Total Value per SQ unit /Card:		680.33	/Parcel: 680.33

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2025	101	FV	172,600	200	1.07	478,000	650,800		Year End Roll	12/2/2024
2024	101	FV	171,500	200	1.07	468,900	640,600		Year end	11/9/2023
2023	101	FV	148,200	200	1.07	489,900	638,300	638,300	Year end	11/3/2022
2022	101	FV	128,300	200	1.07	443,000	571,500	571,500	Year End Roll	10/19/2021
2021	101	FV	119,700	200	1.07	384,900	504,800	504,800	Year End Roll	10/15/2020
2020	101	FV	105,700	200	1.07	332,400	438,300	438,300	Year End Roll	9/26/2019
2019	101	FV	102,400	200	1.07	317,700	420,300	420,300	Create Final va	6/4/2019
2018	101	FV	102,400	200	1.07	317,700	420,300	420,300	Year End Roll	9/28/2017

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
LAHNSTEIN RICHA	47445-78		5/9/2006	FAMILY		1	No	No	
LAHNSTEIN KARL	11352-31		7/19/1967	FAMILY			No	No	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
1/18/1995	659-95	ROOF		C	8/18/1995			

ACTIVITY INFORMATION

Date	Result	By	Name
11/13/2018	MEAS/EXT INS	622	K Cuoco
11/22/2010	MEAS+INSPCTD	25	D ERSKINE
4/29/2006	MEAS/EXT INS	615	
5/13/1996	MEAS+INSPCTD	606	
1/20/1996	MEAS/EXT INS	606	
7/1/1987	INSPECTED	601	

Sign: VERIFICATION OF VISIT NOT DATA

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

Parcel ID 160 45 0 !2440!

Date	Time
09/26/25	18:38:04
Date	Time
02/24/20	09:47:58
apro	
2440	

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
LAHNSTEIN RICHA	47445-78		5/9/2006	FAMILY		1	No	No	
LAHNSTEIN KARL	11352-31		7/19/1967	FAMILY			No	No	



Patriot Properties Inc.

USER DEFINED

Prior Id # 1:	97 10 0
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:	

