

174

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2

323

1 of 1

CONDOS

Town Of Lincoln

APPRaised: 706,900 /  
USE VALUE: 706,900 /  
ASSESSed: 706,900 /

Total Card / Total Parcel  
706,900 / 706,900  
706,900 / 706,900  
706,900 / 706,900

Map

Lot

Sublot

Building

Unit

CARD

PROPERTY LOCATION

No	Alt No	Direction/Street/City
323		HEMLOCK CR, LINCOLN

OWNERSHIP

Owner 1:	SIEGEL TR ARTHUR JAY
Owner 2:	ARTHUR J SIEGEL REVOCABLE TRST
Owner 3:	
Street 1:	323 HEMLOCK CR
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: Y
Postal:	01773 Type:

PREVIOUS OWNER

Owner 1:	SIEGEL - ARTHUR JAY
Owner 2:	MCDONALD - JANE
Street 1:	323 HEMLOCK CR
Twn/City:	LINCOLN
St/Prov:	MA Cntry
Postal:	01773

NARRATIVE DESCRIPTION

This parcel contains . ACRES of land mainly classified as CONDO with a CONDO-TNHS Building built about 1977, having primarily WOOD Exterior and 2264 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 1 HalfBath, 6 Rooms, and 3 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	FP																

Total AC/HA:	0.00000	Total SF/SM:	0	Parcel LUC:	102	CONDO	Prime NB Desc	FARRAR P	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	704,300	2,600		706,900
Total Card	0.000	704,300	2,600		706,900
Total Parcel	0.000	704,300	2,600		706,900
Source:	Market Adj Cost	Total Value per SQ unit /Card:	312.24	/Parcel:	312.24

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2025	102	FV	661,300	2400	.		663,700		Year End Roll	12/2/2024
2024	102	FV	622,800	2400	.		625,200		Year end	11/9/2023
2023	102	FV	580,500	2400	.		582,900	582,900	Year end	11/3/2022
2022	102	FV	519,500	3100	.		522,600	522,600	Year End Roll	10/19/2021
2021	102	FV	516,800	3100	.		519,900	519,900	Year End Roll	10/15/2020
2020	102	FV	516,800	3100	.		519,900	519,900	Year End Roll	9/26/2019
2019	102	FV	468,300	3100	.		471,400	471,400	Create Final va	6/4/2019
2018	102	FV	468,300	3100	.		471,400	471,400	Year End Roll	9/28/2017

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
SIEGEL,ARTHUR J	82218-67		11/16/2023	CONVENIENC	99	No	No		
GORDON ALLEN	27543-191		8/1/1997		295,000	No	No		
HANSON A WARREN	17639-67		12/5/1986		280,000	No	No		

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
7/6/2020	MEC-20-000	MANUAL	10,000	C	1/28/2021			Replace furnace &
5/23/2008	3947	MANUAL		C	7/19/2010			new rubber room on

ACTIVITY INFORMATION

Date	Result	By	Name
7/15/2021	QUESTIONNAIR	624	W Coelho
4/16/2012	MEAS/EXT INS	25	D ERSKINE
7/19/2010	PERMIT VISIT	25	D ERSKINE
3/27/2004	M&L EXTERIOR	615	
5/20/1997	MEAS/EXT INS	600	
4/30/1996	MEAS/EXT INS	606	
12/14/1988	INSPECTED	601	

Sign: VERIFICATION OF VISIT NOT DATA



USER DEFINED

Prior Id # 1:	98 105 323
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 18:50:58  
LAST REV  
Date Time  
12/12/23 11:33:27  
blakeley  
2536

Parcel ID 174 9 0 2 323

!2536!

