

PROPERTY LOCATION

No	Alt No	Direction/Street/City
0		TOWER RD, LINCOLN

OWNERSHIP

Owner 1:	LINCOLN LAND CONSERVATION TR
Owner 2:	
Owner 3:	
Street 1:	PO BOX 10
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: N
Postal:	01773 Type:

PREVIOUS OWNER

Owner 1:	ROW RONALD V -
Owner 2:	ROW JANE E -
Street 1:	145 TOWER RD
Twn/City:	LINCOLN
St/Prov:	MA Cntry
Postal:	01773-4402

NARRATIVE DESCRIPTION

This Parcel contains 4.711 ACRES of land mainly classified as CHARITY

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
905	CHARITY		4.711		ACRES	CONS RESTR	0.2	0	35,000.	0.20	R3									32,977						33,000	Cons Restr

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
905	4.711			33,000	33,000
Total Card	4.711			33,000	33,000
Total Parcel	4.711			33,000	33,000
Source:	Market Adj Cost	Total Value per SQ unit /Card:		N/A	/Parcel: N/A

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2025	905	FV		0	4.711	33,000	33,000		Year End Roll	12/2/2024
2024	905	FV		0	4.711	28,300	28,300		Year end	11/9/2023
2023	905	FV		0	4.711	28,300	28,300	28,300	Year end	11/3/2022
2022	905	FV		0	4.711	28,300	28,300	28,300	Year End Roll	10/19/2021
2021	905	FV		0	4.711	28,300	28,300	28,300	Year End Roll	10/15/2020
2020	905	FV		0	4.711	28,300	28,300	28,300	Year End Roll	9/26/2019
2019	905	FV		0	4.711	28,300	28,300	28,300	Create Final va	6/4/2019
2018	905	FV		0	4.711	28,300	28,300	28,300	Year End Roll	9/28/2017

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
ROW RONALD V,	46358-461		10/27/2005	INVOLV CHARI		1	No	No	
	9261-405		10/19/1958		29,000	No	No		

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
9/23/2004	3041	ROOF		C	3/14/2005			

ACTIVITY INFORMATION

Date	Result	By	Name

Sign: VERIFICATION OF VISIT NOT DATA



USER DEFINED

Prior Id # 1: 112 18 1

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:

