

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:
Postal:	01773 Type:

PREVIOUS OWNER

Owner 1:	LINCOLN LAND CONSERVATION TR -
Owner 2:	-
Street 1:	PO BOX 10
Twn/City:	LINCOLN
St/Prov:	MA Cntry
Postal:	01773

NARRATIVE DESCRIPTION

This Parcel contains 6.1 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		0.15		ACRES	EXCESS ACRE		0	35,000.	1.00	R2									5,250						5,300	
905	CHARITY		5.95		ACRES	UNDEV	0.2	0	35,000.	0.20	R2									41,650						41,700	Wetland

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
905	6.100			47,000	47,000
Total Card		6.100		47,000	47,000
Total Parcel		6.100		47,000	47,000
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	6.1	47,000	47,000		Year End Roll	12/2/2024
2024	905	FV		0	6.1	40,200	40,200		Year end	11/9/2023
2023	905	FV		0	6.1	40,200	40,200	40,200	Year end	11/3/2022
2022	905	FV		0	6.1	40,200	40,200	40,200	Year End Roll	10/19/2021
2021	905	FV		0	6.1	40,200	40,200	40,200	Year End Roll	10/15/2020
2020	905	FV		0	6.1	40,200	40,200	40,200	Year End Roll	9/26/2019
2019	905	FV		0	6.1	40,200	40,200	40,200	Create Final va	6/4/2019

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
LINCOLN LAND CO	70550-355		1/24/2018	INVOLV CHAR	30,000	No	No		
BRADLEY,CLIFFOR	68429-405		10/21/2016	CHD>SALE	400,000	No	No		

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment

ACTIVITY INFORMATION

Date	Result	By	Name

Sign: VERIFICATION OF VISIT NOT DATA



USER DEFINED

Prior Id # 1: 105 11 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:

PRINT

Date	Time
09/26/25	19:36:24

LAST REV

Date	Time
02/19/19	13:44:35

blakeley

2900

Parcel ID 163 24 1

!2900!

