



Patriot Properties Inc.

PROPERTY LOCATION

No	Alt No	Direction/Street/City
		VIRGINIA RD, LINCOLN

OWNERSHIP

Owner 1:	UNITED STATES OF AMERICA
Owner 2:	MINUTEMAN PARK
Owner 3:	
Street 1:	174 LIBERTY ST
Street 2:	
Twn/City:	CONCORD
St/Prov:	MA Cntry Own Occ: Y
Postal:	01742 Type:

PREVIOUS OWNER

Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry
Postal:	

NARRATIVE DESCRIPTION

This Parcel contains .58 ACRES of land mainly classified as US GOVT

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Descp	%	Item	Code	Descp
Z				U		
o				t		
n				l		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Traffic		

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
900	US GOVT		25264.6		SQUARE FE	PRIME SITE		0	6.78	2.517	R3									431,068						431,100	

IN PROCESS APPRAISAL SUMMARY

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value	Legal Description	User Acct
900			0.580	431,100	431,100		
Total Card			0.580	431,100	431,100	Entered Lot Size	
Total Parcel			0.580	431,100	431,100	Total Land:	
Source:	Market Adj Cost	Total Value per SQ unit /Card:	N/A	/Parcel:	N/A	Land Unit Type:	

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2018	900	FV		0	.58	431,100	431,100	431,100	Year End Roll	9/28/2017
2017	900	FV		0	.58	406,900	406,900	406,900	Year End Roll	9/29/2016
2016	900	FV		0	.58	394,800	394,800	394,800	Year End Roll	1/14/2016
2015	900	FV		0	.58	365,600	365,600	365,600	Year End	10/2/2014
2014	900	FV		0	.58	327,400	327,400	327,400	Year End Roll	1/23/2014
2013	900	FV		0	.67	323,800	323,800	323,800	Year End Roll	10/25/2012
2012	900	FV		0	.67	356,200	356,200	356,200	Year End	1/26/2012
2011	900	FV		0	.67	362,000	362,000	362,000	Year End	2/10/2011

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
	12800-721		5/29/1976			0	No	No		

BUILDING PERMITS

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

ACTIVITY INFORMATION

Date	Result	By	Name

Sign: VERIFICATION OF VISIT NOT DATA

Total AC/HA:	0.58000	Total SF/SM:	25264.80	Parcel LUC:	900	US GOVT	Prime NB Desc	RES CAT 3	Total:	431,068	SpI Credit	Total:	431,100
--------------	---------	--------------	----------	-------------	-----	---------	---------------	-----------	--------	---------	------------	--------	---------

