

Town Of Lincoln



Patriot Properties Inc.

PROPERTY LOCATION

No	Alt No	Direction/Street/City
101		NORTH GREAT RD, LINCOLN

IN PROCESS APPRAISAL SUMMARY

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value
900	174,000	3,500	0.790	449,700	627,200
Total Card 174,000 3,500 0.790 449,700 627,200					
Total Parcel 174,000 3,500 0.790 449,700 627,200					
Source: Market Adj Cost		Total Value per SQ unit /Card: 280.00		/Parcel: 280.00	

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

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 ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2018	900	FV	174,000	3500	.79	449,700	627,200	627,200	Year End Roll	9/28/2017
2017	900	FV	165,800	3500	.79	424,500	593,800	593,800	Year End Roll	9/29/2016
2016	900	FV	162,500	3500	.79	411,900	577,900	577,900	Year End Roll	1/14/2016
2015	900	FV	156,000	3500	.79	381,400	540,900	540,900	Year End	10/2/2014
2014	900	FV	154,400	3500	.79	341,600	499,500	499,500	Year End Roll	1/23/2014
2013	900	FV	151,100	3500	.76	329,700	484,300	484,300	Year End Roll	10/25/2012
2012	900	FV	151,100	3500	.76	362,600	517,200	517,200	Year End	1/26/2012
2011	900	FV	156,000	3500	.76	368,600	528,100	528,100	Year End	2/10/2011

Parcel ID 113 53 0

PREVIOUS OWNER

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

NARRATIVE DESCRIPTION

This Parcel contains .79 ACRES of land mainly classified as US GOVT with a(n) CONVENT'NL Building Built about 1930, Having Primarily CLAPBOARD Exterior and ASPHALT Roof Cover, with 1 Units, 1 Baths, 1 HalfBaths, 0 3/4 Baths, 8 Rooms, and 4 Bdrms.

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
	12568-564		12/31/1940			0 No	No			A-E1

PAT ACCT.

apro	260
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OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

BUILDING PERMITS

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

ACTIVITY INFORMATION

Date	Result	By	Name

PROPERTY FACTORS

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

Sign: VERIFICATION OF VISIT NOT DATA ___/___/___

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		34412.8		SQUARE FE	PRIME SITE		0	6.78	1.927	R3									449,676						449,700	

Total AC/HA: 0.79001	Total SF/SM: 34412.84	Parcel LUC: 900	US GOVT	Prime NB Desc	RES CAT 3	Total: 449,676	Spl Credit	Total: 449,700
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