



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:	RURAL LAND FOUNDATION -
Owner 2:	-
Street 1:	PO BOX 6328
Twn/City:	LINCOLN
St/Prov:	MA Cntry
Postal:	01773

NARRATIVE DESCRIPTION

This Parcel contains 9.77 ACRES of land mainly classified as CHARITY

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Descrp	%	Item	Code	Descrp
Z	R1	Residential	100	U	A	SEPTIC
o				t		
n				l		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street	1	PAVED
t				Traffic	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		9.77		ACRES	CONS RESTR	0.2	0	30,000.	0.200	R3									58,620						58,600	Cons Restr

IN PROCESS APPRAISAL SUMMARY

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value	Legal Description
905			9.770	58,600	58,600	2242
Total Card			9.770	58,600	58,600	Entered Lot Size
Total Parcel			9.770	58,600	58,600	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	905	FV		0	9.77	58,600	58,600	58,600	Year End Roll	9/28/2017
2017	905	FV		0	9.77	58,600	58,600	58,600	Year End Roll	9/29/2016
2016	905	FV		0	9.77	58,600	58,600	58,600	Year End Roll	1/14/2016
2015	905	FV		0	9.77	58,600	58,600	58,600	Year End	10/2/2014
2014	905	FV		0	9.77	58,600	58,600	58,600	Year End Roll	1/23/2014
2013	905	FV		0	9.77	58,600	58,600	58,600	Year End Roll	10/25/2012
2012	905	FV		0	9.77	58,600	58,600	58,600	Year End	1/26/2012
2011	905	FV		0	9.77	58,600	58,600	58,600	Year End	2/10/2011

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
RURAL LAND FOUN	45456-85		6/24/2005	INVOLV CHARI		1 Yes	No			
HARRINGTON WINT	45137-131		5/6/2005	INVOLV CHARI	1100000	Yes	No			
HARRINGTON WINT	34070-360		11/16/2001	CONVENIENC		10 No	No			
HARRINGTON WINT	18815-314		1/13/1988	FAMILY		0 No	No			

BUILDING PERMITS

Date	Number	Descrp	Amount	C/O	Last Visit	Fed Code	F. Descrp	Comment
2/12/1997	1128-97	W/S FLUE	25,000	C	6/5/1997			

ACTIVITY INFORMATION

Date	Result	By	Name

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

USER DEFINED

Prior Id # 1:	111 1 6
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:	

PRINT

Date	Time
10/03/18	05:01:06

LAST REV

Date	Time
04/29/13	14:31:50

