



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 8.197 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 Infru	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
900	US GOVT		80000		SQUARE FE	PRIME SITE		0	7.	1.000	R3									560,000						560,000	
900	US GOVT		6.36		ACRES	EXCESS ACRE		0	30,000.	1.000	R3									190,800						190,800	

Total AC/HA:	8.19655	Total SF/SM:	357041.72	Parcel LUC:	900	US GOVT	Prime NB Desc	RES CAT 3	Total:	750,800	SpI Credit	Total:	750,800
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IN PROCESS APPRAISAL SUMMARY

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value	Legal Description	User Acct
900			8.197	750,800	750,800		
Total Card			8.197	750,800	750,800	Entered Lot Size	
Total Parcel			8.197	750,800	750,800	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
2019	900	FV		0	8.197	733,200	733,200	733,200	Create Final value 2019	6/4/2019
2018	900	FV		0	8.197	733,200	733,200	733,200	Year End Roll	9/28/2017
2017	900	FV		0	8.197	702,800	702,800	702,800	Year End Roll	9/29/2016
2016	900	FV		0	8.197	687,600	687,600	687,600	Year End Roll	1/14/2016
2015	900	FV		0	8.197	650,800	650,800	650,800	Year End	10/2/2014
2014	900	FV		0	8.197	602,800	602,800	602,800	Year End Roll	1/23/2014
2013	900	FV		0	6.997	554,800	554,800	554,800	Year End Roll	10/25/2012
2012	900	FV		0	6.997	594,800	594,800	594,800	Year End	1/26/2012

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
	11257-342		11/1/1966			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

USER DEFINED

Prior Id # 1:	10 1 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:	

PRINT

Date	Time
09/30/19	15:53:16

LAST REV

Date	Time
03/26/13	13:40:21

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