



Patriot Properties Inc.

PROPERTY LOCATION

No	Alt No	Direction/Street/City
		BYPASS 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 2.52 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		80000		SQUARE FE	PRIME SITE		0	6.35	1.000	R2									508,000						508,000	
900	US GOVT		0.68345		ACRES	EXCESS ACRE		0	30,000.	1.000	R2									20,504						20,500	

IN PROCESS APPRAISAL SUMMARY

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value	Legal Description	User Acct
900			2.520	528,500	528,500		
Total Card						Entered Lot Size	
Total Parcel						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	2.52	511,700	511,700	511,700	Create Final value 2019	6/4/2019
2018	900	FV		0	2.52	511,700	511,700	511,700	Year End Roll	9/28/2017
2017	900	FV		0	2.52	497,300	497,300	497,300	Year End Roll	9/29/2016
2016	900	FV		0	2.52	497,300	497,300	497,300	Year End Roll	1/14/2016
2015	900	FV		0	2.52	424,500	424,500	424,500	Year End	10/2/2014
2014	900	FV		0	2.52	382,900	382,900	382,900	Year End Roll	1/23/2014
2013	900	FV		0	2.52	372,500	372,500	372,500	Year End Roll	10/25/2012
2012	900	FV		0	2.52	460,500	460,500	460,500	Year End	1/26/2012

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
THE TRUST FOR P	23236-400		5/27/1993			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:	2.52000	Total SF/SM:	109771.20	Parcel LUC:	900 US GOVT	Prime NB Desc	RES CAT 2	Total:	528,504	SpI Credit		Total:	528,500
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