



**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
0		PAGE FARM 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: Y
Postal:	01773 Type:

**PREVIOUS OWNER**

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

**NARRATIVE DESCRIPTION**

This Parcel contains 4.76 ACRES of land mainly classified as CHARITY

**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
905	CHARITY		80000		SQUARE FE	PRIME SITE		0	8.3	1.000	R4									664,000						664,000	
905	CHARITY		2.923		ACRES	EXCESS ACRE		0	30,000.	1.000	R4									87,690						87,700	

**IN PROCESS APPRAISAL SUMMARY**

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value	Legal Description	User Acct
905			4.760	751,700	751,700		0
							GIS Ref
							GIS Ref
							Insp Date
Total Card			4.760	751,700	751,700	Entered Lot Size	
Total Parcel			4.760	751,700	751,700	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	905	FV		0	4.76	734,100	734,100	734,100	Create Final value 2019	6/4/2019
2018	905	FV		0	4.76	734,100	734,100	734,100	Year End Roll	9/28/2017
2017	905	FV		0	4.76	727,700	727,700	727,700	Year End Roll	9/29/2016
2016	905	FV		0	4.76	709,300	709,300	709,300	Year End Roll	1/14/2016
2015	905	FV		0	4.76	662,900	662,900	662,900	Year End	10/2/2014
2014	905	FV		0	4.76	623,700	623,700	623,700	Year End Roll	1/23/2014
2013	905	FV		0	4.76	607,700	607,700	607,700	Year End Roll	10/25/2012
2012	905	FV		0	4.76	627,700	627,700	627,700	Year End	1/26/2012

**SALES INFORMATION**

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
	12461-390		6/22/1973	INVOLVED GOV		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 \_\_\_/\_\_\_/\_\_\_

