



Patriot Properties Inc.

PROPERTY LOCATION

No	Alt No	Direction/Street/City
0		SILVER HILL RD, LINCOLN

OWNERSHIP

Owner 1:	HOLDEN TR SARAH CANNON
Owner 2:	WINSTON DAVID
Owner 3:	CANNHOLD REALTY TRUST
Street 1:	PO BOX 6347
Street 2:	60 WESTON RD
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ:
Postal:	01773 Type:

PREVIOUS OWNER

Owner 1:	CANNON ROBERT LAURENT -
Owner 2:	CANNON BETSY H -
Street 1:	60 WESTON RD
Twn/City:	LINCOLN
St/Prov:	MA Cntry
Postal:	01773-3301

NARRATIVE DESCRIPTION

This Parcel contains 5.243 ACRES of land mainly classified as UNDEV

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	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
132	UNDEV		5.2425		ACRES	CONS RESTR	0.2	0	30,000.	0.200	R3									31,455						31,500	Cons Restr

Total AC/HA:	5.24250	Total SF/SM:	228363.30	Parcel LUC:	132 UNDEV	Prime NB Desc	RES CAT 3	Total:	31,455	SpI Credit	Total:	31,500
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IN PROCESS APPRAISAL SUMMARY

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value	Legal Description	User Acct
132			5.243	31,500	31,500	1568	0
Total Card			5.243	31,500	31,500	Entered Lot Size	GIS Ref
Total Parcel			5.243	31,500	31,500	Total Land:	GIS Ref
Source:	Market Adj Cost	Total Value per SQ unit /Card:	N/A	/Parcel:	N/A	Land Unit Type:	Insp Date

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2019	132	FV		0	5.243	31,500	31,500	31,500	Create Final value 2019	6/4/2019
2018	132	FV		0	5.243	31,500	31,500	31,500	Year End Roll	9/28/2017
2017	132	FV		0	5.243	31,500	31,500	31,500	Year End Roll	9/29/2016
2016	132	FV		0	5.243	31,500	31,500	31,500	Year End Roll	1/14/2016
2015	132	FV		0	5.243	31,500	31,500	31,500	Year End	10/2/2014
2014	132	FV		0	5.243	31,500	31,500	31,500	Year End Roll	1/23/2014
2013	132	FV		0	5.243	31,500	31,500	31,500	Year End Roll	10/25/2012
2012	132	FV		0	5.243	31,500	31,500	31,500	Year End	1/26/2012

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
CANNON ROBERT L	38161-228		3/4/2003	CONVENIENC		1 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:	86 9 31
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	22:50:21

LAST REV

Date	Time
10/30/18	12:54:50

blakeley 2668

