

Map

Lot

Sublot

Building

Unit

CARD

Town Of Lincoln

PROPERTY LOCATION

No	Alt No	Direction/Street/City
		BEDFORD RD, LINCOLN

OWNERSHIP

Owner 1:	FIRST PARISH CHURCH OF LINCOLN
Owner 2:	
Owner 3:	
Street 1:	14 BEDFORD RD
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 2.75 ACRES of land mainly classified as CHURCH

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Descp	%	Item	Code	Descp
Z	LC	Historic Dst		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 Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
906	CHURCH		80000		SQUARE FE	PRIME SITE		0	10.	1.000	R5									800,000						800,000	
906	CHURCH		0.913		ACRES	EXCESS ACRE		0	30,000.	1.000	R5									27,390						27,400	

Total AC/HA:	2.74955	Total SF/SM:	119770.41	Parcel LUC:	906 CHURCH	Prime NB Desc	RES CAT 5	Total:	827,390	SpI Credit		Total:	827,400
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: FY2021

meadorse

2021

IN PROCESS APPRAISAL SUMMARY

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value	Legal Description	User Acct
906			2.750	827,400	827,400		
Total Card			2.750	827,400	827,400	Entered Lot Size	
Total Parcel			2.750	827,400	827,400	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
2020	906	FV		0	2.75	827,400	827,400	827,400	Year End Roll	9/26/2019
2019	906	FV		0	2.75	824,200	824,200	824,200	Create Final value 2019	6/4/2019
2018	906	FV		0	2.75	824,200	824,200	824,200	Year End Roll	9/28/2017
2017	906	FV		0	2.75	824,200	824,200	824,200	Year End Roll	9/29/2016
2016	906	FV		0	2.75	772,200	772,200	772,200	Year End Roll	1/14/2016
2015	906	FV		0	2.75	717,000	717,000	717,000	Year End	10/2/2014
2014	906	FV		0	2.75	707,400	707,400	707,400	Year End Roll	1/23/2014
2013	906	FV		0	2.75	687,400	687,400	687,400	Year End Roll	10/25/2012

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
	8720-166		5/10/1956			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



Patriot Properties Inc.

USER DEFINED

Prior Id # 1:	53 4 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
10/22/20	17:05:21

LAST REV

Date	Time
05/05/09	16:36:52

apro 1481

