



PROPERTY LOCATION

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

OWNERSHIP

Owner 1:	TOWN OF LINCOLN
Owner 2:	CONSERVATION
Owner 3:	
Street 1:	16 LINCOLN 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 7.9 ACRES of land mainly classified as MUNICPL

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
903	MUNICPL		80000		SQUARE FE	PRIME SITE		0	8.56	1.000	R4									684,800						684,800	
903	MUNICPL		6.06345		ACRES	EXCESS ACRE		0	30,000.	1.000	R4									181,904						181,900	

IN PROCESS APPRAISAL SUMMARY

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value	Legal Description	User Acct
903			7.900	866,700	866,700		
						Entered Lot Size	GIS Ref
						Total Land:	GIS Ref
						Land Unit Type:	Insp Date
Source: Market Adj Cost		Total Value per SQ unit /Card: N/A		/Parcel: N/A			
Total Card			7.900	866,700	866,700		
Total Parcel			7.900	866,700	866,700		

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2021	903	FV		0	7.9	821,900	821,900	821,900	Year End Roll	10/15/2020
2020	903	FV		0	7.9	845,900	845,900	845,900	Year End Roll	9/26/2019
2019	903	FV		0	7.9	828,300	828,300	828,300	Create Final value 2019	6/4/2019
2018	903	FV		0	7.9	828,300	828,300	828,300	Year End Roll	9/28/2017
2017	903	FV		0	7.9	821,900	821,900	821,900	Year End Roll	9/29/2016
2016	903	FV		0	7.9	803,500	803,500	803,500	Year End Roll	1/14/2016
2015	903	FV		0	7.9	757,100	757,100	757,100	Year End	10/2/2014
2014	903	FV		0	7.9	717,900	717,900	717,900	Year End Roll	1/23/2014

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
	11399-593		9/26/1967	INVOLVED GOV		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:	7.90000	Total SF/SM:	344124.00	Parcel LUC:	903 MUNICPL	Prime NB Desc	RES CAT 4	Total:	866,704	SpI Credit		Total:	866,700
--------------	---------	--------------	-----------	-------------	-------------	---------------	-----------	--------	---------	------------	--	--------	---------

