



**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
		CAMBRIDGE TP, 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 20.327 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 Influ	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	7.91	1.000	R3									632,800						632,800	
903	MUNICPL		18.49		ACRES	EXCESS ACRE		0	30,000.	1.000	R3									554,700						554,700	

**IN PROCESS APPRAISAL SUMMARY**

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value
903			20.327	1,187,500	1,187,500
Total Card			20.327	1,187,500	1,187,500
Total Parcel			20.327	1,187,500	1,187,500
Source:	Market Adj Cost	Total Value per SQ unit /Card:	N/A	/Parcel:	N/A

Legal Description	User Acct
Entered Lot Size	
Total Land:	
Land Unit Type:	

**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	20.327	1,114,700	1,114,700	1,114,700	Year End Roll	10/15/2020
2020	903	FV		0	20.327	1,114,700	1,114,700	1,114,700	Year End Roll	9/26/2019
2019	903	FV		0	20.327	1,097,100	1,097,100	1,097,100	Create Final value 2019	6/4/2019
2018	903	FV		0	20.327	1,097,100	1,097,100	1,097,100	Year End Roll	9/28/2017
2017	903	FV		0	20.327	1,066,700	1,066,700	1,066,700	Year End Roll	9/29/2016
2016	903	FV		0	20.327	1,051,500	1,051,500	1,051,500	Year End Roll	1/14/2016
2015	903	FV		0	20.327	1,014,700	1,014,700	1,014,700	Year End	10/2/2014
2014	903	FV		0	20.327	966,700	966,700	966,700	Year End Roll	1/23/2014

**SALES INFORMATION**

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
	579595		12/28/1978	INVOLVED GOV		No	No			

**TAX DISTRICT**

**PAT ACCT.**

**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:	20.32655	Total SF/SM:	885424.50	Parcel LUC:	903 MUNICPL	Prime NB Desc:	RES CAT 3	Total:	1,187,500	SpI Credit:		Total:	1,187,500
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