



PROPERTY LOCATION

| No | Alt No | Direction/Street/City |
|----|--------|-----------------------|
| 0 | | CAMBRIDGE TP, 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: N |
| Postal: | 01773 Type: |

PREVIOUS OWNER

| | |
|-----------|---------------------------|
| Owner 1: | DARRIGO BROS CO OF MASS - |
| Owner 2: | - |
| Street 1: | 105 NE PRODUCE CTR |
| Twn/City: | CHELSEA |
| St/Prov: | MA Cntry |
| Postal: | 02150 |

NARRATIVE DESCRIPTION

This Parcel contains 23. ACRES of land mainly classified as CHARITY

OTHER ASSESSMENTS

| Code | Descrip/No | Amount | Com. Int |
|------|------------|--------|----------|
| | | | |

PROPERTY FACTORS

| Item | Code | Descp | % | Item | Code | Descp |
|------------|------|-------------|-----|---------|------|--------|
| Z | R1 | Residential | 100 | 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 |
|----------|-------------|----------|-------------|--------------------|-----------|-----------|-----------|------------|------------|-------|-------|------------|-----------|--------|---|--------|---|--------|---|-----------------|-----------|---|-----------|--------|------|-----------|---------|
| 905 | CHARITY | | 80000 | | SQUARE FE | UNDEV | 0.2 | 0 | 6.33 | 0.200 | R1 | | | | | | | | | 101,280 | | | | | | 101,300 | Wetland |
| 905 | CHARITY | | 1.613 | | ACRES | UNDEV | 0.2 | 0 | 30,000. | 0.200 | R1 | | | | | | | | | 9,678 | | | | | | 9,700 | Wetland |
| 905 | CHARITY | | 19.55 | | ACRES | UNDEV | 0.2 | 0 | 30,000. | 0.200 | R1 | | | | | | | | | 117,300 | | | | | | 117,300 | Wetland |

IN PROCESS APPRAISAL SUMMARY

| Use Code | Building Value | Yard Items | Land Size | Land Value | Total Value | Legal Description |
|-------------------------|----------------|------------------------------------|-----------|--------------|-------------|-------------------|
| 905 | | | 23.000 | 228,300 | 228,300 | 3509 |
| Total Card | | | 23.000 | 228,300 | 228,300 | Entered Lot Size |
| Total Parcel | | | 23.000 | 228,300 | 228,300 | 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 |
|--------|-----|-----|------------|-----------|-----------|------------|-------------|---------------|-------------------------|------------|
| 2021 | 905 | FV | | 0 | 23. | 215,000 | 215,000 | 215,000 | Year End Roll | 10/15/2020 |
| 2020 | 905 | FV | | 0 | 23. | 203,000 | 203,000 | 203,000 | Year End Roll | 9/26/2019 |
| 2019 | 905 | FV | | 0 | 23. | 199,600 | 199,600 | 199,600 | Create Final value 2019 | 6/4/2019 |
| 2018 | 905 | FV | | 0 | 23. | 199,600 | 199,600 | 199,600 | Year End Roll | 9/28/2017 |
| 2017 | 905 | FV | | 0 | 23. | 199,600 | 199,600 | 199,600 | Year End Roll | 9/29/2016 |
| 2016 | 905 | FV | | 0 | 23. | 197,600 | 197,600 | 197,600 | Year End Roll | 1/14/2016 |
| 2015 | 905 | FV | | 0 | 23. | 183,000 | 183,000 | 183,000 | Year End | 10/2/2014 |
| 2014 | 905 | FV | | 0 | 23. | 180,800 | 180,800 | 180,800 | Year End Roll | 1/23/2014 |

SALES INFORMATION

| Grantor | Legal Ref | Type | Date | Sale Code | Sale Price | V | Tst | Verif | Assoc PCL Value | Notes |
|-----------------|-----------|------|------------|--------------|------------|-------|-----|-------|-----------------|-------|
| DARRIGO BROS CO | 30230-100 | | 5/28/1999 | INVOLV CHARI | | 1 Yes | No | | | |
| | 7815-242 | | 10/19/1951 | | | 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: | 35 3 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: | |

