



Patriot
Properties Inc.

PROPERTY LOCATION

No	Alt No	Direction/Street/City
0		CONCORD RD, LINCOLN

OWNERSHIP

Owner 1:	COMM OF MASS
Owner 2:	WALDEN POND
Owner 3:	
Street 1:	915 WALDEN ST
Street 2:	
Twn/City:	CONCORD
St/Prov:	MA Cntry Own Occ: Y
Postal:	01742 Type:

PREVIOUS OWNER

Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry
Postal:	

NARRATIVE DESCRIPTION

This Parcel contains 37.996 ACRES of land mainly classified as MA RE DCR

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 Infru	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
910	MA RE DCR		1449956.4		SQUARE FE	PRIME SITE		0	7.91	1.038	R3									11,907,706						11,907,700	30X400000X.992 ABS
910	MA RE DCR		2.42		ACRES	EXCESS ACRE		0	30,000.	1.000	R3									72,600						72,600	2.42x30000
910	MA RE DCR		2.29		ACRES	UNDEV	0.2	0	30,000.	0.200	R3									13,740						13,700	2.29*6000, Wetland

IN PROCESS APPRAISAL SUMMARY

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value	Legal Description	User Acct
910			37.996	11,994,000	11,994,000		
Total Card						Entered Lot Size	
Total Parcel						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	910	FV		0	37.996	11,547,200	11,547,200	11,547,200	Year End Roll	10/15/2020
2020	910	FV		0	37.996	11,547,200	11,547,200	11,547,200	Year End Roll	9/26/2019
2019	910	FV		0	37.996	11,439,200	11,439,200	11,439,200	Create Final value 2019	6/4/2019
2018	910	FV		0	37.996	11,439,200	11,439,200	11,439,200	Year End Roll	9/28/2017
2017	910	FV		0	37.996	11,252,600	11,252,600	11,252,600	Year End Roll	9/29/2016
2016	910	FV		0	37.996	11,159,300	11,159,300	11,159,300	Year End Roll	1/14/2016
2015	910	FV		0	37.996	10,933,500	10,933,500	10,933,500	Year End	10/2/2014
2014	910	FV		0	37.996	10,638,900	10,638,900	10,638,900	Year End Roll	1/23/2014

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
	8637-310		12/31/1940			No	No			3 PCLS

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

