

Map

Lot

Sublot

Building

Unit

CARD

Town Of Lincoln

!1493!



Patriot Properties Inc.

PROPERTY LOCATION

No	Alt No	Direction/Street/City
		BAKER BRIDGE 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 12.897 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	9.6	1.000	R5									768,000						768,000	
903	MUNICPL		11.06		ACRES	EXCESS ACRE		0	30,000.	1.000	R5									331,800						331,800	

Total AC/HA:	12.89655	Total SF/SM:	561773.75	Parcel LUC:	903	MUNICPL	Prime NB Desc	RES CAT 5	Total:	1,099,800	SpI Credit	Total:	1,099,800
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IN PROCESS APPRAISAL SUMMARY

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value
903		3,900	12.897	1,099,800	1,103,700
Total Card		3,900	12.897	1,099,800	1,103,700
Total Parcel		3,900	12.897	1,099,800	1,103,700
Source:	Market Adj Cost	Total Value per SQ unit /Card:		N/A	/Parcel: N/A

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2021	903	FV		3900	12.897	1,131,800	1,135,700	1,135,700	Year End Roll	10/15/2020
2020	903	FV		3900	12.897	1,131,800	1,135,700	1,135,700	Year End Roll	9/26/2019
2019	903	FV		3900	12.897	1,128,600	1,132,500	1,132,500	Create Final value 2019	6/4/2019
2018	903	FV		3900	12.897	1,128,600	1,132,500	1,132,500	Year End Roll	9/28/2017
2017	903	FV		3900	12.897	1,128,600	1,132,500	1,132,500	Year End Roll	9/29/2016
2016	903	FV		3900	12.897	1,076,600	1,080,500	1,080,500	Year End Roll	1/14/2016
2015	903	FV		3900	12.897	1,021,400	1,025,300	1,025,300	Year End	10/2/2014
2014	903	FV		3900	12.897	1,011,800	1,015,700	1,015,700	Year End Roll	1/23/2014

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif
	15375-310		12/22/1983			No	No	

BUILDING PERMITS

Date	Number	Descp	Amount	C/O	Last Visit	Fed Code	F. Descp	Comment

ACTIVITY INFORMATION

Date	Result	By	Name
2/23/1995	MEAS/EXT INS	601	

Sign: VERIFICATION OF VISIT NOT DATA

Total:	1,099,800	SpI Credit	Total:	1,099,800
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PRINT

Date	Time
09/30/21	19:37:15

LAST REV

Date	Time
07/19/21	09:19:50

apro 1493

USER DEFINED

Prior Id # 1:	54 15 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:	

