



Patriot Properties Inc.

PROPERTY LOCATION

No	Alt No	Direction/Street/City
		CONCORD 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 37. 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		35.163		ACRES	EXCESS ACRE		0	30,000.	1.000	R5									1,054,890						1,054,900	

Total AC/HA:	36.99955	Total SF/SM:	1611700.38	Parcel LUC:	903	MUNICPL	Prime NB Desc	RES CAT 5	Total:	1,822,890	Spl Credit	Total:	1,822,900
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IN PROCESS APPRAISAL SUMMARY

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value	Legal Description	User Acct
903			37.000	1,822,900	1,822,900		
Total Card			37.000	1,822,900	1,822,900	Entered Lot Size	
Total Parcel			37.000	1,822,900	1,822,900	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	903	FV		0	37.	1,854,900	1,854,900	1,854,900	Year End Roll	10/15/2020
2020	903	FV		0	37.	1,854,900	1,854,900	1,854,900	Year End Roll	9/26/2019
2019	903	FV		0	37.	1,851,700	1,851,700	1,851,700	Create Final value 2019	6/4/2019
2018	903	FV		0	37.	1,851,700	1,851,700	1,851,700	Year End Roll	9/28/2017
2017	903	FV		0	37.	1,851,700	1,851,700	1,851,700	Year End Roll	9/29/2016
2016	903	FV		0	37.	1,799,700	1,799,700	1,799,700	Year End Roll	1/14/2016
2015	903	FV		0	37.	1,744,500	1,744,500	1,744,500	Year End	10/2/2014
2014	903	FV		0	37.	1,734,900	1,734,900	1,734,900	Year End Roll	1/23/2014

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
	11775-255		12/5/1969			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

Parcel ID 137 16 0

PRINT

Date	Time
09/30/21	19:41:27

LAST REV

Date	Time
04/25/13	12:39:03

apro 1517

USER DEFINED

Prior Id # 1: 56 1 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:

