



**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
		BAKER BRIDGE RD, 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:	LINCOLN LAND CONSERVATION TR -
Owner 2:	-
Street 1:	PO BOX 6022
Twn/City:	LINCOLN
St/Prov:	MA Cntry
Postal:	01773

**NARRATIVE DESCRIPTION**

This Parcel contains 10.3 ACRES of land mainly classified as CHARITY

**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
905	CHARITY		80000		SQUARE FE	UNDEV	0.2	0	9.6	0.200	R5									153,600						153,600	Access
905	CHARITY		8.463		ACRES	EXCESS ACRE		0	30,000.	1.000	R5									253,890						253,900	

**IN PROCESS APPRAISAL SUMMARY**

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value
905			10.300	407,500	407,500
Total Card			10.300	407,500	407,500
Total Parcel			10.300	407,500	407,500
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	905	FV		0	10.3	413,900	413,900	413,900	Year End Roll	10/15/2020
2020	905	FV		0	10.3	413,900	413,900	413,900	Year End Roll	9/26/2019
2019	905	FV		0	10.3	413,300	413,300	413,300	Create Final value 2019	6/4/2019
2018	905	FV		0	10.3	413,300	413,300	413,300	Year End Roll	9/28/2017
2017	905	FV		0	10.3	413,300	413,300	413,300	Year End Roll	9/29/2016
2016	905	FV		0	10.3	402,900	402,900	402,900	Year End Roll	1/14/2016
2015	905	FV		0	10.3	391,800	391,800	391,800	Year End	10/2/2014
2014	905	FV		0	10.3	389,900	389,900	389,900	Year End Roll	1/23/2014

**SALES INFORMATION**

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
CULVER PERRY J	13364-53		12/29/1977			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 \_\_\_/\_\_\_/\_\_\_

**PRINT**

Date	Time
09/30/21	20:16:11

**LAST REV**

Date	Time
04/29/13	14:31:50
brennanp	
1783	

**USER DEFINED**

Prior Id # 1:	63 5 2
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:	

