



PROPERTY LOCATION

No	Alt No	Direction/Street/City
		BIRCHWOOD LN, LINCOLN

OWNERSHIP

Owner 1:	UNITED STATES OF AMERICA
Owner 2:	GREAT MEADOWS NWR
Owner 3:	
Street 1:	73 WEIR HILL RD
Street 2:	
Twn/City:	SUDBURY
St/Prov:	MA Cntry Own Occ: Y
Postal:	01776 Type:

PREVIOUS OWNER

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

NARRATIVE DESCRIPTION

This Parcel contains 1.997 ACRES of land mainly classified as US GOVT

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
900	US GOVT		80000		SQUARE FE	UNDEV	0.2	0	7.91	0.200	R3									126,560						126,600	Access
900	US GOVT		0.16		ACRES	EXCESS ACRE		0	30,000.	1.000	R3									4,800						4,800	

IN PROCESS APPRAISAL SUMMARY

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value	Legal Description
900			1.997	131,400	131,400	
Total Card			1.997	131,400	131,400	Entered Lot Size
Total Parcel			1.997	131,400	131,400	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	900	FV		0	1.997	116,800	116,800	116,800	Year End Roll	10/15/2020
2020	900	FV		0	1.997	116,800	116,800	116,800	Year End Roll	9/26/2019
2019	900	FV		0	1.997	113,300	113,300	113,300	Create Final value 2019	6/4/2019
2018	900	FV		0	1.997	113,300	113,300	113,300	Year End Roll	9/28/2017
2017	900	FV		0	1.997	107,200	107,200	107,200	Year End Roll	9/29/2016
2016	900	FV		0	1.997	104,200	104,200	104,200	Year End Roll	1/14/2016
2015	900	FV		0	1.997	96,800	96,800	96,800	Year End	10/2/2014
2014	900	FV		0	1.997	87,200	87,200	87,200	Year End Roll	1/23/2014

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
	11141-312		6/17/1966			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:	99 2 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:	

PRINT

Date	Time
09/30/21	22:21:57

LAST REV

Date	Time
04/23/13	15:19:37
apro	
2617	

