



**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
		CANAAN DR, LINCOLN
<b>OWNERSHIP</b>		
Unit #: _____		
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: _____

**IN PROCESS APPRAISAL SUMMARY**

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value
903			9.200	419,300	419,300
Total Card			9.200	419,300	419,300
Total Parcel			9.200	419,300	419,300
Source: Market Adj Cost		Total Value per SQ unit /Card: N/A		/Parcel: N/A	

Legal Description	User Acct
	GIS Ref
	GIS Ref
Entered Lot Size	
Total Land:	
Land Unit Type:	

Date	Time
09/13/23	19:33:32
Date	Time
04/25/13	11:51:26
apro	
1224	

**PREVIOUS OWNER**

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

**PREVIOUS ASSESSMENT**

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2023	903	FV		0	9.2	388,900	388,900	388,900	Year end	11/3/2022
2022	903	FV		0	9.2	374,500	374,500	374,500	Year End Roll	10/19/2021
2021	903	FV		0	9.2	380,900	380,900	380,900	Year End Roll	10/15/2020
2020	903	FV		0	9.2	380,900	380,900	380,900	Year End Roll	9/26/2019
2019	903	FV		0	9.2	380,300	380,300	380,300	Create Final value 2019	6/4/2019
2018	903	FV		0	9.2	380,300	380,300	380,300	Year End Roll	9/28/2017
2017	903	FV		0	9.2	380,300	380,300	380,300	Year End Roll	9/29/2016
2016	903	FV		0	9.2	369,900	369,900	369,900	Year End Roll	1/14/2016

**SALES INFORMATION**

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
	11605-70		11/21/1968			No	No			

**NARRATIVE DESCRIPTION**

This Parcel contains 9.2 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		

**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

**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	UNDEV	0.2	0	12.4	0.200	R5									198,400						198,400	Access
903	MUNICPL		7.36345		ACRES	EXCESS ACRE		0	30,000.	1.000	R5									220,904						220,900	

Total AC/HA:	9.20000	Total SF/SM:	400752.00	Parcel LUC:	903	MUNICPL	Prime NB Desc	RES CAT 5	Total:	419,304	SpI Credit	Total:	419,300
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