

Map

Lot

Sublot

Building

Unit

CARD

Town Of Lincoln

!1274!



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 81. 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	9.5	1.000	R3									760,000						760,000	
903	MUNICPL		79.1635		ACRES	EXCESS ACRE		0	30,000.	1.000	R3									2,374,905						2,374,900	

Total AC/HA:	81.00005	Total SF/SM:	3528362.25	Parcel LUC:	903	MUNICPL	Prime NB Desc	RES CAT 3	Total:	3,134,905	SpI Credit	Total:	3,134,900
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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			81.000	3,134,900	3,134,900		
Total Card			81.000	3,134,900	3,134,900	Entered Lot Size	
Total Parcel			81.000	3,134,900	3,134,900	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
2023	903	FV		0	81.	3,074,900	3,074,900	3,074,900	Year end	11/3/2022
2022	903	FV		0	81.	3,007,700	3,007,700	3,007,700	Year End Roll	10/19/2021
2021	903	FV		0	81.	2,934,900	2,934,900	2,934,900	Year End Roll	10/15/2020
2020	903	FV		0	81.	2,934,900	2,934,900	2,934,900	Year End Roll	9/26/2019
2019	903	FV		0	81.	2,917,300	2,917,300	2,917,300	Create Final value 2019	6/4/2019
2018	903	FV		0	81.	2,917,300	2,917,300	2,917,300	Year End Roll	9/28/2017
2017	903	FV		0	81.	2,886,900	2,886,900	2,886,900	Year End Roll	9/29/2016
2016	903	FV		0	81.	2,871,700	2,871,700	2,871,700	Year End Roll	1/14/2016

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

USER DEFINED

Prior Id # 1:	42 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:	

PRINT

Date	Time
09/13/23	19:40:30

LAST REV

Date	Time
03/26/13	09:25:36
apro	
1274	

