

PROPERTY LOCATION

No	Alt No	Direction/Street/City
		VIRGINIA RD, LINCOLN
OWNERSHIP		
Unit #:		
Owner 1: COMM OF MASS		
Owner 2: MASSPORT ATTN STEWART DALZELL		
Owner 3:		
Street 1: 1 HARBORSIDE DR STE 200S		
Street 2:		
Twn/City: EAST BOSTON		
St/Prov:	MA	Cntry: Own Occ: Y
Postal:	02128-2909	Type:

PREVIOUS OWNER

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

NARRATIVE DESCRIPTION

This Parcel contains 34.32 ACRES of land mainly classified as MA RE OTHER

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z				water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

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
919	MA RE OTHE		80000		SQUARE FE	PRIME SITE		0	9.98	1.00	R3									798,400						798,400	
919	MA RE OTHE		32.483		ACRES	EXCESS ACRE		0	35,000.	1.00	R3									1,136,905						1,136,900	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
919	34.320			1,935,300	1,935,300
Total Card	34.320			1,935,300	1,935,300
Total Parcel	34.320			1,935,300	1,935,300
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
2025	919	FV		0	34.32	1,912,100	1,912,100		Year End Roll	12/2/2024
2024	919	FV		0	34.32	1,734,500	1,734,500		Year end	11/9/2023
2023	919	FV		0	34.32	1,674,500	1,674,500	1,674,500	Year end	11/3/2022
2022	919	FV		0	34.32	1,607,300	1,607,300	1,607,300	Year End Roll	10/19/2021
2021	919	FV		0	34.32	1,534,500	1,534,500	1,534,500	Year End Roll	10/15/2020
2020	919	FV		0	34.32	1,534,500	1,534,500	1,534,500	Year End Roll	9/26/2019
2019	919	FV		0	34.32	1,516,900	1,516,900	1,516,900	Create Final va	6/4/2019
2018	919	FV		0	34.32	1,516,900	1,516,900	1,516,900	Year End Roll	9/28/2017

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
	11891-348		12/31/1940			No	No		

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment

ACTIVITY INFORMATION

Date	Result	By	Name

Sign: VERIFICATION OF VISIT NOT DATA



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USER DEFINED

Prior Id # 1: 1 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:

CivilDistrict:

Ratio:

