

173

53

0

1 of 1

RESIDENTIAL

Town Of Lincoln

APPRaised: 1,951,300 / 1,951,300
USE VALUE: 1,951,300 / 1,951,300
ASSESSed: 1,951,300 / 1,951,300

Map

Lot

Sublot

Building

Unit

CARD

PROPERTY LOCATION

Table with columns: No, Alt No, Direction/Street/City. Row 1: 7, WINCHELSEA LN, LINCOLN

OWNERSHIP

Table with columns: Owner 1, Owner 2, Owner 3, Street 1, Street 2, Twn/City, St/Prov, Postal, Type. Includes owner names MCCANN PETER M and MCCANN ELLEN MORRIS.

PREVIOUS OWNER

Table with columns: Owner 1, Owner 2, Street 1, Twn/City, St/Prov, Postal. Similar structure to ownership table.

NARRATIVE DESCRIPTION

This parcel contains 1.191 ACRES of land mainly classified as ONE FAM with a CONTEMPORARY Building built about 1995, having primarily WOOD SHING Exterior and 3727 Square Feet, with 1 Unit, 3 Baths, 0 3/4 Bath, 1 HalfBath, 9 Rooms, and 4 Bdrms.

OTHER ASSESSMENTS

Table with columns: Code, Descrip/No, Amount, Com. Int.

PROPERTY FACTORS

Table with columns: Item, Code, Description, %, Item, Code, Description. Includes items like water, Sewer, Electri, Exmpt, Topo, Street, Gas.

LAND SECTION (First 7 lines only)

Table with columns: 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.

IN PROCESS APPRAISAL SUMMARY

Table with columns: Use Code, Land Size, Building Value, Yard Items, Land Value, Total Value. Includes Total Card and Total Parcel rows.

PREVIOUS ASSESSMENT

Table with columns: Tax Yr, Use, Cat, Bldg Value, Yrd Items, Land Size, Land Value, Total Value, Asses'd Value, Notes, Date. Shows assessment history from 2018 to 2025.

SALES INFORMATION

Table with columns: Grantor, Legal Ref, Type, Date, Sale Code, Sale Price, V, Tst, Verif, Notes. Includes sales for PINE LOCH REALT and WINCHELL GORDON.

BUILDING PERMITS

Table with columns: Date, Number, Descrip, Amount, C/O, Last Visit, Fed Code, F. Descrip, Comment. Includes permit for NEW HOME on 5/16/1995.

Table with columns: Legal Description, User Acct, GIS Ref, Entered Lot Size, Total Land, Land Unit Type. Includes 'incl 1/6 of right of way'.

Parcel ID 173 53 0

Table with columns: Date, Time. Includes dates like 09/26/25 and 14:08:19.

PAT ACCT.

Table with columns: Grantor, Legal Ref, Type, Date, Sale Code, Sale Price, V, Tst, Verif, Notes. Includes CARRIGE HSE RMVD 694.

ACTIVITY INFORMATION

Table with columns: Date, Result, By, Name. Includes activities like MEAS/EXT INS and MEAS+INSPCTD.

Sign: VERIFICATION OF VISIT NOT DATA



Patriot Properties Inc.

USER DEFINED

Table with columns: Prior Id # 1, Prior Id # 2, Prior Id # 3, ASR Map, Fact Dist, Reval Dist, Year, LandReason, BldReason, CivilDistrict, Ratio.

