Map	Lot	Sublot	Building	Unit	CARD
108	50	0			1 of 1

Town Of Lincoln

	Total Card	/	Total Parcel
APPRAISED:	679,800	/	679,800
USE VALUE:	679,800	/	679,800
ASSESSED:	679,800	/	679,800

PROPERTY LOCATION

No	Alt No	Direction/Street/City
		OLD BEDFORD RD, LINCOLN

OWNERSHIP

Unit #:

Owner 1:	UNITED STATES OF AMERICA
Owner 2:	MINUTEMAN PARK
Owner 3:	
Street 1:	174 LIBERTY ST
Street 2:	
Twn/City:	CONCORD
St/Prov:	MA Cntry Own Occ: Y
Postal:	01742 Type:

PREVIOUS OWNER

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

NARRATIVE DESCRIPTION

This Parcel contains .92 ACRES of land mainly classified as US GOVT

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:		

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
900	0.920		900	678,900	679,800
Total Card	0.920		900	678,900	679,800
Total Parcel	0.920		900	678,900	679,800

Source: Market Adj Cost | Total Value per SQ unit /Card: N/A | /Parcel: N/A

Legal Description

User Acct

GIS Ref

GIS Ref

Insp Date

Entered Lot Size

Total Land:

Land Unit Type:

Patriot Properties Inc.

PREVIOUS ASSESSMENT

Parcel ID 108 50 0

!238!

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2025	900	FV		900	.92	659,100	660,000		Year End Roll	12/2/2024
2024	900	FV		900	.92	646,200	647,100		Year end	11/9/2023
2023	900	FV		900	.92	595,200	596,100	596,100	Year end	11/3/2022
2022	900	FV		900	.92	538,100	539,000	539,000	Year End Roll	10/19/2021
2021	900	FV		900	.92	476,200	477,100	477,100	Year End Roll	10/15/2020
2020	900	FV		900	.92	476,200	477,100	477,100	Year End Roll	9/26/2019
2019	900	FV		900	.92	461,200	462,100	462,100	Create Final va	6/4/2019
2018	900	FV		900	.92	461,200	462,100	462,100	Year End Roll	9/28/2017

PRINT

Date	Time
09/26/25	14:22:41

LAST REV

Date	Time
02/08/05	16:09:55

sociak

USER DEFINED

Prior Id # 1:	11 14 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:	

SALES INFORMATION

TAX DISTRICT

PAT ACCT. 238

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
	10247-536		4/11/1963			No	No		LOT 10

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 ___/___/___

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 Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
900	US GOVT		40075		SQUARE FE	PRIME SITE		0	9.98	1.70	R3									678,865						678,900	

Total AC/HA:	0.92000	Total SF/SM:	40075	Parcel LUC:	900	US GOVT	Prime NB Desc	RES CAT 3	Total:	678,865	Spl Credit		Total: 678,900

EXTERIOR INFORMATION

Type:	
Sty Ht:	
(Liv) Units:	Total:
Foundation:	
Frame:	
Prime Wall:	
Sec Wall:	%
Roof Struct:	
Roof Cover:	
Color:	
View / Desir:	

BATH FEATURES

Full Bath		Rating:	
A Bath:		Rating:	
3/4 Bath:		Rating:	
A 3QBth		Rating:	
1/2 Bath:		Rating:	
A HBth:		Rating:	
OthrFix:		Rating:	

OTHER FEATURES

Kits:		Rating:	
A Kits:		Rating:	
Frpl:		Rating:	
WSFlue:		Rating:	

COMMENTS

SKETCH

RESIDENTIAL GRID

1st Res Grid	Desc:	# Units	

Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												
Totals	RMs:		BRs:		Baths:		HB					

GENERAL INFORMATION

Grade:			
Year Blt:		Eff Yr Blt:	
Alt LUC:		Alt %:	
Jurisdict:		Fact:	.
Const Mod:			
Lump Sum Adj:			

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

No Unit	RMS	BRS	FL
Totals			

INTERIOR INFORMATION

Avg Ht/FL:			
Prim Int Wal			
Sec Int Wall:	%		
Partition:			
Prim Floors:			
Sec Floors:	%		
Bsmnt Flr:			
Subfloor:			
Bsmnt Gar:			
Electric:			
Insulation:			
Int vs Ext:			
Heat Fuel:			
Heat Type:			
# Heat Sys:			
% Heated:		% AC:	
Solar HW:		Central Vac:	
% Com Wal		% Sprinkled	

DEPRECIATION

Phys Cond:	AV - Average	0.0	%
Functional:			%
Economic:			%
Special:			%
Override:			%
	Total:	0	%

CALC SUMMARY

Basic $ / SQ:	
Size Adj.:	1.00000000
Const Adj.:	8.00000000
Adj $ / SQ:	
Other Features:	0
Grade Factor:	
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	0
Depreciation:	0
Depreciated Total:	0

COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price

WtAv$/SQ:		AvRate:	Ind.Val 0.00000

Juris. Factor:		Before Depr:	0.00
Special Features:	0	Val/Su Net:	
Final Total:	0	Val/Su SzAd	

SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value

Net Sketched Area:			Total:		
Size Ad		Gross Area		FinArea	

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten

IMAGE

AssessPro Patriot Properties, Inc

MOBILE HOME

Make:		Model:		Serial #		Year:		Color:	

PARCEL ID

108 50 0

SPEC FEATURES/YARD ITEMS

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value
MN	SHED	D	Y	1	1	A	AV	1950	900.00	M	0	900			900			900

More:	N	Total Yard Items:	900	Total Special Featues:		Total:	900