

PROPERTY LOCATION

No	Alt No	Direction/Street/City
264		CONCORD RD, LINCOLN

OWNERSHIP

Owner 1:	GAGNE JOSEPH W	
Owner 2:	BEEBEE SUSAN W	
Owner 3:		
Street 1:	264 CONCORD RD	
Street 2:		
Twn/City:	LINCOLN	
St/Prov:	MA	Cntry
Postal:	01773-5121	Type:

PREVIOUS OWNER

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

NARRATIVE DESCRIPTION

This parcel contains 2.71 ACRES of land mainly classified as ONE FAM with a STUDIO Building built about 2001, having primarily CLAPBOARD Exterior and Square Feet, with 0 Unit, 0 Bath, 0 3/4 Bath, 0 HalfBath, 0 Rooms, and 0 Bdrm.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R-1	Single Fam	100	water	A	SEPTIC
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street	1	PAVED
t				Gas:	4	MEDIUM

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
101	ONE FAM		0		NO UNITS	NOLAND		0	0.	0.00	R2																

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	0.000	156,000			156,000
Total Card	0.000	156,000			156,000
Total Parcel	2.710	550,900		731,400	1,282,300
Source:	Market Adj Cost	Total Value per SQ unit /Card:		N/A	/Parcel: 504.05

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes

BUILDING PERMITS

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

ACTIVITY INFORMATION

Date	Result	By	Name
6/10/2013	MEAS/EXT INS	25	D ERSKINE
5/25/2007	MEAS/EXT INS	100	
6/13/2006	MEAS/EXT INS	50	

Sign: VERIFICATION OF VISIT NOT DATA

Legal Description	User Acct
2321	0
	GIS Ref
	GIS Ref
	Insp Date
	06/10/13

Parcel ID	177 57 0
PRINT	
Date	Time
09/26/25	14:36:38
LAST REV	
Date	Time
07/03/13	10:27:25
brennanp	
391	



Prior Id #	Value
Prior Id # 1:	115 29 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:	

