

PROPERTY LOCATION

No	Alt No	Direction/Street/City
0		FARRAR RD, LINCOLN

OWNERSHIP

Owner 1:	SEECKTS TR ELEANOR
Owner 2:	SEECKTS TR LINDA
Owner 3:	FARRAR ROAD REALTY TRUST
Street 1:	40 FARRAR RD
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: N
Postal:	01773-5011 Type:

PREVIOUS OWNER

Owner 1:	SEECKTS ELEANOR -
Owner 2:	ZOOK SANDRA -
Street 1:	40 FARRAR RD
Twn/City:	LINCOLN
St/Prov:	MA Cntry
Postal:	01773-5011

NARRATIVE DESCRIPTION

This Parcel contains 1.837 ACRES of land mainly classified as POTENTL

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R-1	Single Fam	100	water		
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
131	POTENTL		80000		SQUARE FE	PRIME SITE		0	9.98	1.00	R3									798,400						798,400	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
131	1.837			798,400	798,400

Total Card	1.837			798,400	798,400
Total Parcel	1.837			798,400	798,400

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

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2025	131	FV		0	1.837	775,200	775,200		Year End Roll	12/2/2024
2024	131	FV		0	1.837	760,000	760,000		Year end	11/9/2023
2023	131	FV		0	1.837	700,000	700,000	700,000	Year end	11/3/2022
2022	131	FV		0	1.837	632,800	632,800	632,800	Year End Roll	10/19/2021
2021	131	FV		0	1.837	560,000	560,000	560,000	Year End Roll	10/15/2020
2020	131	FV		0	1.837	560,000	560,000	560,000	Year End Roll	9/26/2019
2019	131	FV		0	1.837	542,400	542,400	542,400	Create Final va	6/4/2019
2018	131	FV		0	1.837	542,400	542,400	542,400	Year End Roll	9/28/2017

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
SEECKTS ELEANOR	48612-139		12/5/2006	FAMILY		1	Yes	No	
DUCHESNE, JACQU	25846-285		11/28/1995	FAMILY			Yes	No	17/72 INTEREST
SEECKTS, ELEANO	25169-375		2/8/1995	CONVENIENC			Yes	No	1/18TH INTEREST
SEECKTS, ELEANO	25085-181		12/28/1994	FAMILY		1	Yes	No	1/18 INTEREST EACH
SEECKTS ELEANOR	22863-179		1/27/1993	FAMILY			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



USER DEFINED

Prior Id # 1:	116 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:	

PRINT

Date	Time
09/26/25	14:37:26

LAST REV

Date	Time
10/27/22	15:26:42

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