

177

63

0

1 of 1

RESIDENTIAL

Town Of Lincoln

APPRaised: 1,466,200 / 1,466,200
USE VALUE: 1,466,200 / 1,466,200
ASSESSed: 1,466,200 / 1,466,200

Map

Lot

Sublot

Building

Unit

CARD

PROPERTY LOCATION

Table with columns: No, Alt No, Direction/Street/City. Row 1: 263, CONCORD RD, LINCOLN

OWNERSHIP

Table with columns: Owner 1, Owner 2, Owner 3, Street 1, Street 2, Town/City, St/Prov, Postal, Type. Row 1: GARDNER NICHOLAS, WANG LISA, 263 CONCORD ROAD, LINCOLN, MA, 01773

PREVIOUS OWNER

Table with columns: Owner 1, Owner 2, Street 1, Town/City, St/Prov, Postal, Type. Row 1: COVINO PROPERTIES LLC -, 15 MACKINTOSH LANE, LINCOLN, MA, 01773

NARRATIVE DESCRIPTION

This parcel contains 1.847 ACRES of land mainly classified as ONE FAM with a CONTEMPORARY Building built about 1986, having primarily WOOD Exterior and 3179 Square Feet, with 1 Unit, 2 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 rows for Septic, Exempt, PAVED, MEDIUM.

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. Row 1: 101, 1.847, 765,300, 700,900, 1,466,200

PREVIOUS ASSESSMENT

Table with columns: Tax Yr, Use, Cat, Bldg Value, Yrd Items, Land Size, Land Value, Total Value, Asses'd Value, Notes, Date. Rows for years 2018-2025.

SALES INFORMATION

Table with columns: Grantor, Legal Ref, Type, Date, Sale Code, Sale Price, V, Tst, Verif, Notes. Rows for sales to COVINO, EDWARDS, MORGAN, DENORMANDIE.

BUILDING PERMITS

Table with columns: Date, Number, Descrip, Amount, C/O, Last Visit, Fed Code, F. Descrip, Comment. Rows for permits from 2006 to 2025.

Table with columns: Legal Description, User Acct, GIS Ref, Entered Lot Size, Total Land, Land Unit Type.

Parcel ID 177 63 0

Table with columns: Date, Time. Rows for 09/26/25 14:38:55, 06/25/25 16:45:20.

PAT ACCT. 416

Table with columns: Date, Result, By, Name. Rows for activities from 1986 to 2025.

ACTIVITY INFORMATION

Table with columns: Date, Result, By, Name. Rows for activities from 1986 to 2025.

Sign: VERIFICATION OF VISIT NOT DATA



Patriot Properties Inc.

USER DEFINED

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

