

Map

Lot

Sublot

Building

Unit

CARD

Town Of Lincoln

APPRAISED:

15,400 /

15,400

USE VALUE:

15,400 /

15,400

ASSESSED:

15,400 /

15,400

PROPERTY LOCATION

No	Alt No	Direction/Street/City
0		LONG MEADOW RD, LINCOLN

OWNERSHIP

Owner 1:	SALM MICHAEL V
Owner 2:	PATTON SUSAN E
Owner 3:	
Street 1:	236 LINCOLN RD
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: N
Postal:	01773 Type:

PREVIOUS OWNER

Owner 1:	DUFFY KEVIN P -
Owner 2:	-
Street 1:	44 EATON RD
Twn/City:	LEXINGTON
St/Prov:	MA Cntry
Postal:	02173

NARRATIVE DESCRIPTION

This Parcel contains .439 ACRES of land mainly classified as UNDEV

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
132	UNDEV		0.439		ACRES	EXCESS ACRE		0	35,000.	1.00	R4									15,365						15,400	Unbuildable

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
132	0.439			15,400	15,400
Total Card	0.439			15,400	15,400
Total Parcel	0.439			15,400	15,400
Source: Market Adj Cost		Total Value per SQ unit /Card:		N/A	/Parcel: N/A

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2025	132	FV		0	.439	15,400	15,400		Year End Roll	12/2/2024
2024	132	FV		0	.439	13,200	13,200		Year end	11/9/2023
2023	132	FV		0	.439	13,200	13,200	13,200	Year end	11/3/2022
2022	132	FV		0	.439	13,200	13,200	13,200	Year End Roll	10/19/2021
2021	132	FV		0	.439	13,200	13,200	13,200	Year End Roll	10/15/2020
2020	132	FV		0	.439	13,200	13,200	13,200	Year End Roll	9/26/2019
2019	132	FV		0	.439	13,200	13,200	13,200	Create Final va	6/4/2019
2018	132	FV		0	.439	13,200	13,200	13,200	Year End Roll	9/28/2017

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
DUFFY KEVIN P,	47902-496		7/31/2006	MULTI-PARCEL	2,187,000	Yes	No		Sale included 5 parcels
CAPIZZI CATHERI	41286-427		10/27/2003	FORECLOSURE	1,200,000	Yes	No		
CAPIZZI MICHAEL	19716-41		3/23/1989	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



Patriot Properties Inc.

USER DEFINED

Prior Id # 1:	117 22 3
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:	

!450!

PRINT

Date	Time
09/26/25	14:42:07

LAST REV

Date	Time
08/02/10	11:04:47

apro 450

