

186

6

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1 of 1

RESIDENTIAL

Town Of Lincoln

APPRaised: 2,380,800 / 2,380,800
USE VALUE: 2,380,800 / 2,380,800
ASSESSed: 2,380,800 / 2,380,800

Map

Lot

Sublot

Building

Unit

CARD

PROPERTY LOCATION

Table with columns: No, Alt No, Direction/Street/City. Row 1: 21, , BLACKBURNIAN RD, LINCOLN

OWNERSHIP

Table with columns: Owner 1, Owner 2, Owner 3, Street 1, Street 2, Town/City, St/Prov, Postal, Type. Row 1: Owner 1: CHIUCCARIELLO MARIO J, Street 1: 21 BLACKBURNIAN RD, Town/City: LINCOLN, St/Prov: MA, Postal: 01773

PREVIOUS OWNER

Table with columns: Owner 1, Owner 2, Street 1, Town/City, St/Prov, Postal, Type. Row 1: Owner 1: WILLIAMSON - MARY ALICE, Street 1: 21 BLACKBURNIAN RD, Town/City: LINCOLN, St/Prov: MA, Postal: 01773

NARRATIVE DESCRIPTION

This parcel contains 1.84 ACRES of land mainly classified as ONE FAM with a COLONIAL Building built about 1993, having primarily STUCCO Exterior and 7440 Square Feet, with 1 Unit, 4 Baths, 0 3/4 Bath, 1 HalfBath, 10 Rooms, and 5 Bdrms.

OTHER ASSESSMENTS

Table with columns: Code, Descrip/No, Amount, Com. Int. (Empty table)

PROPERTY FACTORS

Table with columns: Item, Code, Description, %, Item, Code, Description. Row 1: Z R-1 Single Fam 100 water, Sewer, n, Electri, Exmpt, Flood Haz, D, Topo, s, Street 1 PAVED, t, Gas: 4 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. Row 1: 101 ONE FAM, 80000, SQUARE FEET, PRIME SITE, 0, 13.03, 1.00, R5, 1,042,400, 105, 1,042,400

IN PROCESS APPRAISAL SUMMARY

Table with columns: Use Code, Land Size, Building Value, Yard Items, Land Value, Total Value. Row 1: 101, 1.840, 1,317,600, 20,700, 1,042,500, 2,380,800. Total Card: 1.840, 1,317,600, 20,700, 1,042,500, 2,380,800. Source: Market Adj Cost, Total Value per SQ unit /Card: 319.99, /Parcel: 319.99

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: 2025-2018 with various values and notes like 'Year End Roll', 'Year end', 'Create Final va', 'Year End Roll'.

SALES INFORMATION

Table with columns: Grantor, Legal Ref, Type, Date, Sale Code, Sale Price, V, Tst, Verif, Notes. Rows: WILLIAMSON, MARY (2023), DRISCOLL JR, THO (2017), VAN VLEET CHARL (1999), KENWARD, JOHN A (1994), CRAFTS FREDERIC (1992).

BUILDING PERMITS

Table with columns: Date, Number, Descrip, Amount, C/O, Last Visit, Fed Code, F. Descrip, Comment. Rows: 6/30/2023 SOLAR PA, 6/14/2023 FIREPLAC, 10/23/2019 ROOF, 6/8/2017 KITCHEN, 8/3/1995 MANUAL, 10/12/1994 FENCE.

ACTIVITY INFORMATION

Table with columns: Date, Result, By, Name. Rows: 12/22/2021 INSPECTED, 8/12/2013 MEAS/EXT INS, 6/30/2007 MEAS/EXT INS, 2/24/2000 MEAS+INSPCTD, 1/12/1996 MEAS+INSPCTD, 7/28/1995 MEAS/EXT INS, 6/20/1994 FIELDREV CHG, 1/19/1993 INSPECTED.

Sign: VERIFICATION OF VISIT NOT DATA

Parcel ID 186 6 0

User Acct 0, GIS Ref, GIS Ref, Insp Date 12/22/21

PRINT Date Time 09/26/25 14:59:23

LAST REV Date Time 06/13/25 08:53:51

apro 643

PAT ACCT.

ASR Map, Fact Dist, Reval Dist, Year, LandReason, BldReason, CivilDistrict, Ratio



USER DEFINED

Table with columns: Prior Id # 1, 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.

