

Map Lot Sublot Building Unit CARD

PROPERTY LOCATION

No	Alt No	Direction/Street/City
4		CAMBRIDGE TP, LINCOLN

OWNERSHIP

Owner 1:	COMM OF MASS
Owner 2:	DEPT OF HIGHWAYS
Owner 3:	
Street 1:	10 PARK PLAZA RM 6160
Street 2:	
Twn/City:	BOSTON
St/Prov:	MA Cntry Own Occ: N
Postal:	02116 Type:

PREVIOUS OWNER

Owner 1:	LEGER DAVID C -
Owner 2:	BARNABA GINA MARY -
Street 1:	16 CAMBRIDGE TP
Twn/City:	LINCOLN
St/Prov:	MA Cntry
Postal:	01773-1807

NARRATIVE DESCRIPTION

This parcel contains 1.9 ACRES of land mainly classified as COMMASS with a COLONIAL Building built about 1995, having primarily VINYL Exterior and Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 1 HalfBath, 8 Rooms, and 4 Bdrms.

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
901	COMMASS		80000		SQUARE FE	PRIME SITE		0	7.25	1.00	R1									580,000						580,000	
901	COMMASS		0.063		ACRES	UNDEV	0.2	0	35,000.	0.20	R1									441					400	Wetland	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
901	1.900	61,100		580,400	641,500
Total Card 1.900 61,100 580,400 641,500					
Total Parcel 1.900 61,100 580,400 641,500					
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	901	FV	528,400	0	1.9	546,800	1,075,200		Year End Roll	12/2/2024
2024	901	FV	521,000	0	1.9	536,400	1,057,400		Year end	11/9/2023
2023	901	FV	517,300	0	1.9	560,400	1,077,700	1,077,700	Year end	11/3/2022
2022	901	FV	460,500	0	1.9	506,800	967,300	967,300	Year End Roll	10/19/2021
2021	901	FV	416,000	0	1.9	440,400	856,400	856,400	Year End Roll	10/15/2020
2020	901	FV	412,400	0	1.9	380,400	792,800	792,800	Year End Roll	9/26/2019
2019	901	FV	382,500	0	1.9	363,600	746,100	746,100	Create Final va	6/4/2019
2018	901	FV	382,500	0	1.9	363,600	746,100	746,100	Year End Roll	9/28/2017

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
LEGER DAVID C ,	53101-12		6/30/2009	INVOLVED GOV	682,723	No	No		ORDER OF TAKING-AWARD MONEY IS SALE PRICE
PELOQUIN ROY ES	22322-169		8/24/1992	PARTIAL INTR	180,000	Yes	No		

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
6/14/2004	2949	MANUAL	8,500	C	11/20/2004			enc deck
11/18/1994	614-94	NEW HOME	100,000	C	8/29/1995			

ACTIVITY INFORMATION

Date	Result	By	Name
4/16/2025	EXTRIOR ONLY	6	JN
11/20/2004	M&L COMPLETE	615	
8/29/1995	PERMIT VISIT	606	

Sign: VERIFICATION OF VISIT NOT DATA



Patriot
Properties Inc.

USER DEFINED

Prior Id # 1:	14 1 2
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:	

