

Map Lot Sublot Building Unit CARD

PROPERTY LOCATION

No	Alt No	Direction/Street/City
133		BEDFORD RD, LINCOLN

OWNERSHIP

Owner 1:	FLYNN KELLEY
Owner 2:	SAGLIO JUSTIN D
Owner 3:	
Street 1:	133 BEDFORD RD
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: Y
Postal:	01773-2700 Type:

PREVIOUS OWNER

Owner 1:	TAYLOR TR - DOROTHY P
Owner 2:	-
Street 1:	133 BEDFORD RD
Twn/City:	LINCOLN
St/Prov:	MA Cntry
Postal:	01773-2700

NARRATIVE DESCRIPTION

This parcel contains 1.15 ACRES of land mainly classified as ONE FAM with a CAPE Building built about 1941, having primarily CLAPBOARD Exterior and 2689 Square Feet, with 1 Unit, 3 Baths, 0 3/4 Bath, 0 HalfBath, 9 Rooms, and 5 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R-1	Single Fam	100	water	A	SEPTIC
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
101	ONE FAM		50094		SQUARE FE	PRIME SITE		0	8.76	1.42	R2									622,208						622,200	

Total AC/HA:	1.15000	Total SF/SM:	50094	Parcel LUC:	101	ONE FAM	Prime NB Desc	RES CAT 2	Total:	622,208	SpI Credit	Total:	622,200
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IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	1.150	482,400	400	622,200	1,105,000
Total Card	1.150	482,400	400	622,200	1,105,000
Total Parcel	1.150	482,400	400	622,200	1,105,000
Source:	Market Adj Cost	Total Value per SQ unit /Card:		410.96	/Parcel: 410.96

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2025	101	FV	493,700	400	1.15	615,800	1,109,900		Year End Roll	12/2/2024
2024	101	FV	490,700	400	1.15	603,700	1,094,800		Year end	11/9/2023
2023	101	FV	426,800	400	1.15	568,200	995,400	995,400	Year end	11/3/2022
2022	101	FV	368,800	400	1.15	515,000	884,200	884,200	Year End Roll	10/19/2021
2021	101	FV	351,600	400	1.15	443,900	795,900	795,900	Year End Roll	10/15/2020
2020	101	FV	312,800	400	1.15	451,000	764,200	764,200	Year End Roll	9/26/2019
2019	101	FV	303,900	400	1.15	436,100	740,400	740,400	Create Final va	6/4/2019
2018	101	FV	303,900	400	1.15	436,100	740,400	740,400	Year End Roll	9/28/2017

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
TAYLOR TR,DOROT	83292-19		9/30/2024		1,130,000	No	No		
Taylor,Dorothy	60561-366		11/26/2012	FAMILY		1	No	No	
TAYLOR, W. ROYC	25578-506		8/18/1995	CONVENIENC		No	No		
	9063-414		11/19/1957		26,500	No	No		

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
9/26/2008	4058	ROOF		C				strip & re-roof

ACTIVITY INFORMATION

Date	Result	By	Name
5/30/2018	MEAS/EXT INS	622	K Cuoco
9/28/2009	MEAS/EXT INS	25	D ERSKINE
12/14/2004	M&L COMPLETE	615	
10/18/1995	MEAS+INSPCTD	607	

Sign: VERIFICATION OF VISIT NOT DATA



Patriot Properties Inc.

USER DEFINED

Prior Id # 1:	22 23 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:	

Parcel ID 119 46 0  
 Entered Lot Size  
 Total Land:  
 Land Unit Type:  
 !899!  
 PRINT Date Time 09/26/25 15:27:30  
 LAST REV Date Time 06/25/25 16:13:11  
 apro 899

