



Patriot Properties Inc.

PROPERTY LOCATION

No	Alt No	Direction/Street/City
		CONCORD RD, LINCOLN

OWNERSHIP

Owner 1:	LINCOLN LAND CONSERVATION TR
Owner 2:	
Owner 3:	
Street 1:	PO BOX 10
Street 2:	
Twn/City:	LINCOLN
St/Prov:	MA Cntry Own Occ: Y
Postal:	01773 Type:

PREVIOUS OWNER

Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry
Postal:	

NARRATIVE DESCRIPTION

This Parcel contains 2.33 ACRES of land mainly classified as CHARITY

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Descp	%	Item	Code	Descp
Z				U		
o				t		
n				l		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Traffic		

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
905	CHARITY		80000		SQUARE FE	UNDEV	0.2	0	6.25	0.200	R2									100,000						100,000	Access
905	CHARITY		0.49346		ACRES	UNDEV	0.2	0	30,000.	0.200	R2									2,961						3,000	Wetland

Total AC/HA:	2.33001	Total SF/SM:	101495.23	Parcel LUC:	905 CHARITY	Prime NB Desc:	RES CAT 2	Total:	102,961	SpI Credit:		Total:	103,000
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: FY2021

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2021

IN PROCESS APPRAISAL SUMMARY

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value	Legal Description	User Acct
905			2.330	103,000	103,000		0
							GIS Ref
							GIS Ref
							Insp Date
Total Card			2.330	103,000	103,000	Entered Lot Size	
Total Parcel			2.330	103,000	103,000	Total Land:	
Source:	Market Adj Cost	Total Value per SQ unit /Card:	N/A	/Parcel:	N/A	Land Unit Type:	

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	905	FV		0	2.33	104,600	104,600	104,600	Year End Roll	9/26/2019
2019	905	FV		0	2.33	101,200	101,200	101,200	Create Final value 2019	6/4/2019
2018	905	FV		0	2.33	101,200	101,200	101,200	Year End Roll	9/28/2017
2017	905	FV		0	2.33	98,400	98,400	98,400	Year End Roll	9/29/2016
2016	905	FV		0	2.33	98,400	98,400	98,400	Year End Roll	1/14/2016
2015	905	FV		0	2.33	83,800	83,800	83,800	Year End	10/2/2014
2014	905	FV		0	2.33	75,500	75,500	75,500	Year End Roll	1/23/2014
2013	905	FV		0	2.33	73,400	73,400	73,400	Year End Roll	10/25/2012

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
	12447-173		6/4/1973	INVOLV CHARI		0	No	No		

BUILDING PERMITS

Date	Number	Descp	Amount	C/O	Last Visit	Fed Code	F. Descp	Comment

ACTIVITY INFORMATION

Date	Result	By	Name

Sign: VERIFICATION OF VISIT NOT DATA

USER DEFINED

Prior Id # 1:	101 23 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:	

PRINT

Date	Time
10/22/20	14:28:03

LAST REV

Date	Time
04/29/13	14:31:50

brennanp
65

