

Map

Lot

Sublot

Building

Unit

CARD

Town Of Lincoln

PROPERTY LOCATION

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

OWNERSHIP

Owner 1:	COMM OF MASS
Owner 2:	WALDEN POND
Owner 3:	
Street 1:	915 WALDEN ST
Street 2:	
Twn/City:	CONCORD
St/Prov:	MA Cntry Own Occ: Y
Postal:	01742 Type:

PREVIOUS OWNER

Owner 1:	TOWN OF LINCOLN -
Owner 2:	MUNICIPAL -
Street 1:	16 LINCOLN RD
Twn/City:	LINCOLN
St/Prov:	MA Cntry
Postal:	01773

NARRATIVE DESCRIPTION

This Parcel contains 1.8 ACRES of land mainly classified as MA RE DCR

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
910	MA RE DCR		78407.8		SQUARE FE	PRIME SITE		0	7.	1.014	R3									556,656						556,700	

Total AC/HA:	1.80000	Total SF/SM:	78408.00	Parcel LUC:	910	MA RE DCR	Prime NB Desc	RES CAT 3	Total:	556,656	SpI Credit	Total:	556,700
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: FY2021

meadorse

2021

IN PROCESS APPRAISAL SUMMARY

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value	Legal Description	User Acct
910			1.800	556,700	556,700		
Total Card						Entered Lot Size	
Total Parcel						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	903	FV		0	1.8	556,700	556,700	556,700	Year End Roll	9/26/2019
2019	903	FV		0	1.8	539,200	539,200	539,200	Create Final value 2019	6/4/2019
2018	903	FV		0	1.8	539,200	539,200	539,200	Year End Roll	9/28/2017
2017	903	FV		0	1.8	508,900	508,900	508,900	Year End Roll	9/29/2016
2016	903	FV		0	1.8	493,800	493,800	493,800	Year End Roll	1/14/2016
2015	903	FV		0	1.8	457,300	457,300	457,300	Year End	10/2/2014
2014	903	FV		0	1.8	409,500	409,500	409,500	Year End Roll	1/23/2014
2013	903	FV		0	1.37	369,500	369,500	369,500	Year End Roll	10/25/2012

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
TOWN OF LINCOLN	74081-114		2/3/2020	INVOLVED GOV		0	No	No		
	6164-152		11/4/1937			0	No	No		LOT A

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 ___/___/___



Patriot
Properties Inc.

USER DEFINED

Prior Id # 1:	41 2 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:	

PRINT

Date	Time
10/22/20	16:40:24

LAST REV

Date	Time
03/16/20	14:38:18

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1270

