2	0	4			1 of 1	RESIDENTIAL
Map	Block	Lot	Lot	Lot	CARD	

TOTAL ASSESSED: 305,000
!105!

Town of Mount Washingt

PROPERTY LOCATION

No	Alt No	Direction/Street/City
8		WEST ST, MOUNT WASHINGTON

OWNERSHIP

Unit #:

Owner 1:	WHITTON WILLIAM F			
Owner 2:	BIRKENHEAD KATHLEEN,M			
Owner 3:	WHITTON RANDAL,W			
Street 1:	600 Pine Hollow Rd.			
Street 2:	#14 Apt. 5A			
Twn/City:	East Norwich			
St/Prov:	NY	Cntry		Own Occ: N
Postal:	11732			Type:

PREVIOUS OWNER

Owner 1:	WHITTON - LEAH			
Owner 2:	-			
Street 1:	600 Pine Hollow Rd.			
Twn/City:	East Norwich			
St/Prov:	NY	Cntry		
Postal:	11732			

NARRATIVE DESCRIPTION

This Parcel contains 3.001 ACRES of land mainly classified as ONE FAM with a(n) CAPE Building Built about 1955, Having Primarily ALUMINUM Exterior and ASPHALT Roof Cover, with 1 Units, 1 Baths, 0 HalfBaths, 0 3/4 Baths, 4 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

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

IN PROCESS APPRAISAL SUMMARY

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value
101	159,900		3.001	145,100	305,000
Total Card	159,900		3.001	145,100	305,000
Total Parcel	159,900		3.001	145,100	305,000

Source: Market Adj Cost | Total Value per SQ unit /Card: 208.90 | /Parcel: 208.90

Legal Description

Entered Lot Size
Total Land:
Land Unit Type:

User Acct
GIS Ref
GIS Ref
Insp Date

PREVIOUS ASSESSMENT

Parcel ID: 2 0 4

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2018	101	FV	159,900	0	3.001	145,100	305,000	305,000	YER	1/26/2018
2017	101	FV	152,300	0	3.001	145,100	297,400	297,400	Year End Roll	5/5/2017
2016	101	FV	167,600	0	3.001	145,100	312,700	312,700	Year End Roll	2/11/2016
2015	101	FV	167,600	0	3.001	150,300	317,900	317,900	year end roll	1/15/2015
2014	101	FV	167,600	0	3.001	150,300	317,900	317,900	Year End	8/7/2014
2013	101	FV	166,900	0	3.001	150,300	317,200	317,200	COMMITMENT	5/30/2013
2012	101	FV	166,900	0	3.001	150,300	317,200	317,200	final value	1/12/2012
2011	101	FV	166,900	0	3.001	150,300	317,200	317,200	2011 FV	8/26/2011

PRINT

Date	Time
07/02/19	16:15:28

LAST REV

Date	Time
05/12/18	16:45:29

apro
105

SALES INFORMATION

TAX DISTRICT:
PAT ACCT.

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
WHITTON,LEAH	2360-115		6/1/2016	CONVIENCE	1	No	No			
Whitton,Hugh	2360-111		6/1/2016	CONVIENCE	1	No	No			
WHITTON HUGH +	1047 109		1/14/1998	CONVIENCE	10	No	No			
	513-155		2/6/1963		0	No	No			

BUILDING PERMITS

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

ACTIVITY INFORMATION

Date	Result	By	Name
11/11/2009	MEASURED	317	LISA QUACKEN

Sign: VERIFICATION OF VISIT NOT DATA __/__/__

USER DEFINED

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:	

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 Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	ONE FAM		130723		SQUARE FE	SITE		0	1.11	1.000	MW									145,103						145,100	

Total AC/HA:	3.00099	Total SF/SM:	130723.12	Parcel LUC:	101	ONE FAM	Prime NB Desc	MT WASH	Total:	145,103	Spl Credit		Total:	145,100

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

EXTERIOR INFORMATION

Type:	5 - CAPE		
Sty Ht:	1A - 1A		
(Liv) Units:	1	Total:	1
Foundation:	1 - CONCRETE		
Frame:	1 - WOOD		
Prime Wall:	3 - ALUMINUM		
Sec Wall:		%	
Roof Struct:	1 - GABLE		
Roof Cover:	1 - ASPHALT		
Color:	WHITE		
View / Desir:			

GENERAL INFORMATION

Grade:	C - AVERAGE		
Year Blt:	1955	Eff Yr Blt:	
Alt LUC:		Alt %:	
Jurisdict:		Fact:	.
Const Mod:			
Lump Sum Adj:			

INTERIOR INFORMATION

Avg Ht/FL:	STD		
Prim Int Wal	1 - DRYWALL		
Sec Int Wall:		%	
Partition:	T - TYPICAL		
Prim Floors:	3 - HARDWOOD		
Sec Floors:		%	
Bsmnt Flr:			
Bsmnt Gar:	2		
Electric:	3 - TYPICAL		
Insulation:	2 - TYPICAL		
Int vs Ext:	S		
Heat Fuel:	1 - OIL		
Heat Type:	1 - FORCED H/A		
# Heat Sys:	1		
% Heated:	100	% AC:	
Solar HW:	NO	Central Vac:	NO
% Com Wal		% Sprinkled	

BATH FEATURES

Full Bath	1	Rating:	AVERAGE
A Bath:		Rating:	
3/4 Bath:		Rating:	
A 3QBth		Rating:	
1/2 Bath:		Rating:	
A HBth:		Rating:	
OthrFix:		Rating:	

OTHER FEATURES

Kits:	1	Rating:	AVERAGE
A Kits:		Rating:	
Frpl:	2	Rating:	AVERAGE
WSFlue:		Rating:	

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

DEPRECIATION

Phys Cond:	AV - Average	38.	%
Functional:			%
Economic:			%
Special:			%
Override:			%
	Total:	38.2	%

CALC SUMMARY

Basic $ / SQ:	104.00
Size Adj.:	0.99791276
Const Adj.:	1.00999999
Adj $ / SQ:	104.821
Other Features:	18700
Grade Factor:	1.00
Neighborhood Inf:	1.04999995
LUC Factor:	
Adj Total:	258718
Depreciation:	98830
Depreciated Total:	159887

COMMENTS

INCL LOT 2-0-3 + 1-0-10 LOW ATTIC .

RESIDENTIAL GRID

1st Res Grid | Desc: Line 1 | # Units 1

Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												

Totals | RMs: 4 | BRs: 3 | Baths: 1 | HB

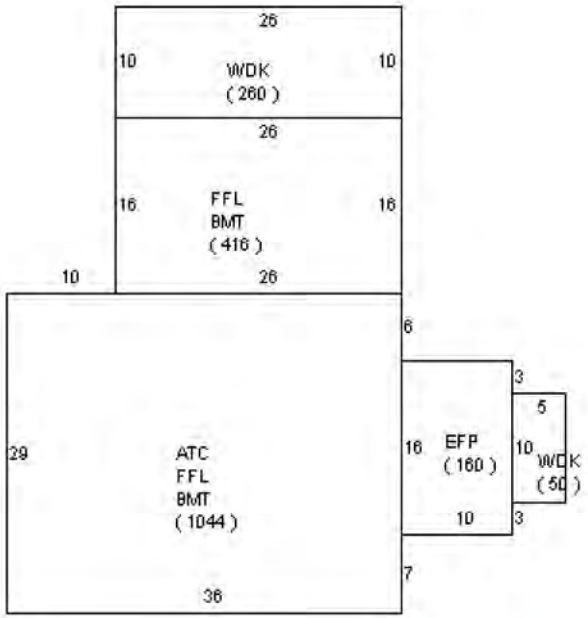
REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

No Unit	RMS	BRS	FL
1	4	3	1
Totals			
1	4	3	

SKETCH



COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price

WtAv$/SQ: | AvRate: | Ind.Val

Juris. Factor:		Val/Su Fin:	109.52
Special Features:	0	Val/Su Net:	42.58
Final Total:	159900	Val/Su SzAd	87.60

SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
BMT	BASEMENT	1,460	31.450	45,911
FFL	1ST FLOOR	1,460	104.820	153,038
ATC	ATTIC	365	59.750	21,832
WDK	WOOD DECK	310	9.230	2,860
EFP	ENCL PORCH	160	25.350	4,056

Net Sketched Area: 3,755 | Total: 227,697

Size Ad 1825.3999 | Gross Area 4434 | FinArea 1460

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
ATC	100	UNF	100	A	0

IMAGE

AssessPro Patriot Properties, Inc

PARCEL ID

2 0 4

SPEC FEATURES/YARD ITEMS

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value

More: N | Total Yard Items: | Total Special Featues: | Total: