



**Patriot**  
 Properties Inc.

**PROPERTY LOCATION**

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

**OWNERSHIP**

Owner 1:	ABBOUD JOSEPH M	
Owner 2:	ABBOUD LYNN	
Owner 3:		
Street 1:	PO BOX 486	
Street 2:		
Twn/City:	BEDFORD	
St/Prov:	NY	Cntry: Own Occ: Y
Postal:	10506	Type:

**PREVIOUS OWNER**

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

**NARRATIVE DESCRIPTION**

This Parcel contains 183.394 ACRES of land mainly classified as UNDEV

**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 Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
132	UNDEV		183.394		ACRES	EXCESS		0	3,500.	0.964	MW									618,503						618,500	

**IN PROCESS APPRAISAL SUMMARY**

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value	Legal Description	User Acct
132			183.394	618,500	618,500		
Total Card						Entered Lot Size	
Total Parcel						Total Land:	
Source: Market Adj Cost						Land Unit Type:	
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
2018	132	FV		0	183.394	618,500	618,500	618,500	YER	1/26/2018
2017	132	FV		0	183.394	618,500	618,500	618,500	Year End Roll	5/5/2017
2016	132	FV		0	183.394	618,500	618,500	618,500	Year End Roll	2/11/2016
2015	132	FV		0	183.394	618,500	618,500	618,500	year end roll	1/15/2015
2014	132	FV		0	183.394	618,500	618,500	618,500	Year End	8/7/2014
2013	132	FV		0	183.394	618,500	618,500	618,500	COMMITMENT	5/30/2013
2012	132	FV		0	183.394	618,500	618,500	618,500	final value	1/12/2012
2011	132	FV		0	183.394	618,500	618,500	618,500	2011 FV	8/26/2011

**SALES INFORMATION**

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
DFAULT LINDA,	1611-72		4/29/2005		585000	Yes	No			

**BUILDING PERMITS**

Date	Number	Descp	Amount	C/O	Last Visit	Fed Code	F. Descp	Comment
9/1/1995	233	MANUAL	1,000					EFP

**ACTIVITY INFORMATION**

Date	Result	By	Name

Sign: VERIFICATION OF VISIT NOT DATA

Total AC/HA:	183.39400	Total SF/SM:	7988642.50	Parcel LUC:	132 UNDEV	Prime NB Desc:	MT WASH	Total:	618,503	SpI Credit:		Total:	618,500
--------------	-----------	--------------	------------	-------------	-----------	----------------	---------	--------	---------	-------------	--	--------	---------

