

Town of Mount Washington



Patriot Properties Inc.

PROPERTY LOCATION

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

OWNERSHIP

Owner 1:	KOCZERA FRANCES D		
Owner 2:			
Owner 3:			
Street 1:	92 WEST ST		
Street 2:			
Twn/City:	MT WASHINGTON		
St/Prov:	MA	Cntry	Own Occ: Y
Postal:	01258	Type:	

PREVIOUS OWNER

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

NARRATIVE DESCRIPTION

This Parcel contains 14.666 ACRES of land mainly classified as ONE FAM with a(n) CONTEMPORARY Building Built about 1989, Having Primarily WOOD Exterior and ASPHALT Roof Cover, with 1 Units, 2 Baths, 0 HalfBaths, 1 3/4 Baths, 6 Rooms, and 3 Bdrms.

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 Infru	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	ONE FAM		130680		SQUARE FE SITE			0	1.11	1.000	MW									145,055						145,100	
101	ONE FAM		11.666		ACRES EXCESS			0	3,500.	1.000	MW									40,831						40,800	

IN PROCESS APPRAISAL SUMMARY

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value	Legal Description	User Acct
101	422,400		14.666	185,900	608,300		
Total Card						Entered Lot Size	
Total Parcel						Total Land:	
Source: Market Adj Cost						Land Unit Type:	
Total Value per SQ unit /Card: 268.23						/Parcel: 268.23	

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2018	101	FV	422,400	0	14.666	185,900	608,300	608,300	YER	1/26/2018
2017	101	FV	402,300	0	14.666	185,900	588,200	588,200	Year End Roll	5/5/2017
2016	101	FV	358,900	0	14.666	185,900	544,800	544,800	Year End Roll	2/11/2016
2015	101	FV	363,000	0	14.666	191,100	554,100	554,100	year end roll	1/15/2015
2014	101	FV	363,000	0	14.666	191,100	554,100	554,100	Year End	8/7/2014
2013	101	FV	448,100	0	14.666	191,100	639,200	639,200	COMMITMENT	5/30/2013
2012	101	FV	468,100	0	14.666	191,100	659,200	659,200	final value	1/12/2012
2011	101	FV	468,100	0	14.666	191,100	659,200	659,200	2011 FV	8/26/2011

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
KOCZERA	663-344		2/23/1988	FAMILY		1 Yes	No			
DUSKA	603-309		6/30/1986			0 Yes	No			

BUILDING PERMITS

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

ACTIVITY INFORMATION

Date	Result	By	Name
10/26/2011	MEAS+INSPCTD	317	LISA QUACKEN

Sign: VERIFICATION OF VISIT NOT DATA

