



Patriot
Properties Inc.

PROPERTY LOCATION

No	Alt No	Direction/Street/City
		BASH BISH FALLS RD, MOUNT WAS

OWNERSHIP

Owner 1:	SINGER DAVID A
Owner 2:	
Owner 3:	
Street 1:	P.O. Box 46
Street 2:	
Twn/City:	Marshfield Hills
St/Prov:	MA Cntry Own Occ: N
Postal:	02051-0046 Type:

PREVIOUS OWNER

Owner 1:	MOHONK EDUCATIONAL -
Owner 2:	NEUROPSYCHOLOGICAL FOUNDATION -
Street 1:	P.O. Box 46
Twn/City:	Marshfield Hills
St/Prov:	MA Cntry
Postal:	02051-0046

NARRATIVE DESCRIPTION

This Parcel contains 25. 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 Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
132	UNDEV		25		ACRES	EXCESS		0	3,500.	1.000	MW									87,500						87,500	

IN PROCESS APPRAISAL SUMMARY

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value	Legal Description	User Acct
132			25.000	87,500	87,500		
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
2019	132	FV		0	25.	87,500	87,500	87,500	YER	11/15/2018
2018	132	FV		0	25.	87,500	87,500	87,500	YER	1/26/2018
2017	132	FV		0	25.	87,500	87,500	87,500	Year End Roll	5/5/2017
2016	132	FV		0	25.	87,500	87,500	87,500	Year End Roll	2/11/2016
2015	132	FV		0	25.	87,500	87,500	87,500	year end roll	1/15/2015
2014	132	FV		0	25.	87,500	87,500	87,500	Year End	8/7/2014
2013	132	FV		0	25.	87,500	87,500	87,500	COMMITMENT	5/30/2013
2012	132	FV		0	25.	87,500	87,500	87,500	final value	1/12/2012

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
MOHONK EDUCATIO	2362-341		6/17/2016	CONVIENCE	100	No	No			TRANSFERRING FROM HIS COMPANY TO HL
SINGER MARY	1607-260		4/15/2005	PORTION/ASSE	250000	Yes	No			
SINGER DAVID A	1167 278		1/11/2000	CONVIENCE	1	Yes	No			
WYMAN	643-77		7/1/1987		70000	Yes	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

Total AC/HA:	25.00000	Total SF/SM:	1089000.00	Parcel LUC:	132 UNDEV	Prime NB Desc:	MT WASH	Total:	87,500	SpI Credit:		Total:	87,500
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