



**Patriot**  
 Properties Inc.

**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
203		EAST ST, MOUNT WASHINGTON

**OWNERSHIP**

Owner 1:	McCARTHY NATHAN
Owner 2:	McCARTHY RIE
Owner 3:	
Street 1:	P.O. Box 664
Street 2:	112 Thayer Hill Rd.
Twn/City:	Worthington
St/Prov:	MA Cntry Own Occ: N
Postal:	01098 Type:

**PREVIOUS OWNER**

Owner 1:	ANSELM - SEBASTIANO
Owner 2:	ANSELM - ANN A
Street 1:	PO BOX 545
Twn/City:	SOUTH EGREMONT
St/Prov:	MA Cntry
Postal:	01258

**NARRATIVE DESCRIPTION**

This Parcel contains 12.01 ACRES of land mainly classified as LAND

**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
130	LAND		130680		SQUARE FE SITE			0	1.11	1.000	MW									145,055						145,100	
130	LAND		9.01		ACRES EXCESS			0	3,500.	0.650	MW			WET	-35					20,498						20,500	

Total AC/HA:	12.01000	Total SF/SM:	523155.63	Parcel LUC:	130 LAND	Prime NB Desc:	MT WASH	Total:	165,553	SpI Credit:		Total:	165,600
--------------	----------	--------------	-----------	-------------	----------	----------------	---------	--------	---------	-------------	--	--------	---------

**IN PROCESS APPRAISAL SUMMARY**

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value	Legal Description	User Acct
130			12.010	165,600	165,600		
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
2018	130	FV		0	12.01	165,600	165,600	165,600	YER	1/26/2018
2017	130	FV		0	12.01	165,600	165,600	165,600	Year End Roll	5/5/2017
2016	130	FV		0	12.01	165,600	165,600	165,600	Year End Roll	2/11/2016
2015	130	FV		0	12.01	181,800	181,800	181,800	year end roll	1/15/2015
2014	130	FV		0	12.01	181,800	181,800	181,800	Year End	8/7/2014
2013	130	FV		0	12.01	181,800	181,800	181,800	COMMITMENT	5/30/2013
2012	130	FV		0	12.01	181,800	181,800	181,800	final value	1/12/2012
2011	130	FV		0	12.01	181,800	181,800	181,800	2011 FV	8/26/2011

**SALES INFORMATION**

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
ANSELM,SEBASTI	2261-112		7/23/2014		152000	No	No			
CYBULSKI ROBERT	1962-150		12/30/2009	OTHER	135000	Yes	No			SOIL CONTAMINATION

**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

**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:	

**PRINT**

Date	Time
07/02/19	16:54:35

**LAST REV**

Date	Time
12/16/16	14:22:06

apro  
 203

