



PROPERTY LOCATION

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

OWNERSHIP

Owner 1:	TORRICO CATHY		
Owner 2:			
Owner 3:			
Street 1:	63 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 5.05 ACRES of land mainly classified as ONE FAM with a(n) COLONIAL Building Built about 1982, Having Primarily CLAPBOARD Exterior and ASPHALT Roof Cover, with 1 Units, 2 Baths, 0 HalfBaths, 0 3/4 Baths, 8 Rooms, and 4 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		2.05		ACRES EXCESS			0	3,500.	1.000	MW									7,175						7,200	

IN PROCESS APPRAISAL SUMMARY

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value	Legal Description	User Acct
101	491,100	12,800	5.050	152,300	656,200		
Total Card						Entered Lot Size	
Total Parcel						Total Land:	
Source: Market Adj Cost						Land Unit Type:	
Total Value per SQ unit /Card: 172.91						/Parcel: 172.91	

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2018	101	FV	491,100	12800	5.05	152,300	656,200	656,200	YER	1/26/2018
2017	101	FV	467,700	12800	5.05	152,300	632,800	632,800	Year End Roll	5/5/2017
2016	101	FV	438,100	12800	5.05	152,300	603,200	603,200	Year End Roll	2/11/2016
2015	101	FV	448,800	12800	5.05	157,500	619,100	619,100	year end roll	1/15/2015
2014	101	FV	448,800	0	5.05	157,500	606,300	606,300	Year End	8/7/2014
2013	101	FV	452,900	0	5.05	157,500	610,400	610,400	COMMITMENT	5/30/2013
2012	101	FV	412,700	0	5.05	157,500	570,200	570,200	final value	1/12/2012
2011	101	FV	412,700	0	5.05	157,500	570,200	570,200	2011 FV	8/26/2011

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes
TORRICO THOMAS	1127 38		4/30/1999	CONVIENCE		0 No	No			
	664-319		3/8/1988			0 No	No			

BUILDING PERMITS

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

ACTIVITY INFORMATION

Date	Result	By	Name
6/18/2013	PERMIT VISIT	500	BOA
10/25/2011	MEASURED	316	EVAN

Sign: VERIFICATION OF VISIT NOT DATA

