



Patriot Properties Inc.

PROPERTY LOCATION

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

OWNERSHIP

Owner 1:	THE NATURE CONSERVANCY
Owner 2:	YMCA CAMP INC
Owner 3:	
Street 1:	99 BEDFORD STREET
Street 2:	5TH FLOOR
Twn/City:	BOSTON
St/Prov:	MA Cntry Own Occ:
Postal:	02111 Type:

PREVIOUS OWNER

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

NARRATIVE DESCRIPTION

This Parcel contains 38.74 ACRES of land mainly classified as CHARITY

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
905	CHARITY		130680		SQUARE FE	SITE		0	1.11	1.000	MW									145,055						145,100	
905	CHARITY		35.74		ACRES	EXCESS		0	3,500.	1.000	MW									125,090						125,100	

IN PROCESS APPRAISAL SUMMARY

Use Code	Building Value	Yard Items	Land Size	Land Value	Total Value	Legal Description	User Acct
905			38.740	270,200	270,200		134
							GIS Ref
							GIS Ref
							Insp Date
Total Card			38.740	270,200	270,200	Entered Lot Size	
Total Parcel			38.740	270,200	270,200	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
2019	905	FV		0	38.74	270,200	270,200	270,200	YER	11/15/2018
2018	905	FV		0	38.74	270,200	270,200	270,200	YER	1/26/2018
2017	905	FV		0	38.74	270,200	270,200	270,200	Year End Roll	5/5/2017
2016	905	FV		0	38.74	270,200	270,200	270,200	Year End Roll	2/11/2016
2015	905	FV		0	38.74	275,400	275,400	275,400	year end roll	1/15/2015
2014	905	FV		0	38.74	275,400	275,400	275,400	Year End	8/7/2014
2013	905	FV		0	38.74	275,400	275,400	275,400	COMMITMENT	5/30/2013
2012	905	FV		0	38.74	275,400	275,400	275,400	final value	1/12/2012

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Assoc PCL Value	Notes

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:	38.74000	Total SF/SM:	1687514.50	Parcel LUC:	905 CHARITY	Prime NB Desc:	MT WASH	Total:	270,145	SpI Credit:		Total:	270,200
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