

BOISSONNAULT, THOMAS J
 50 PROSPECT STREET
 BREWSTER NY 10509

B2995P73 B17608P891 B17668P51

Previous Owner
 J. HERVEY BOISSONNAULT TRUST
 C/O THOMAS BOISSONNAULT
 52 PHYLLIS RD.
 WAPPINGERS FALLS NY 12590
 Sale Date: 2/27/2018

Previous Owner
 BOISSONNAULT J HERVEY
 C/O THOMAS BOISSONNAULT
 50 PROSPECT ST
 BREWSTER NY 10509
 Sale Date: 11/21/2017

Inspection Witnessed By:

X	Date
No./Date	Description
	Date Insp.

Notes:

Property Data			Assessment Record						
Neighborhood 1 LAC WEST			Year	Land	Buildings	Exempt	Total		
Tree Growth Year 0			2012	120,700	180,800	0	301,500		
1ST MORTGAGE 0			2013	120,700	180,800	0	301,500		
2ND MORTGAGE 0			2014	120,700	180,800	0	301,500		
Zone/Land Use 47 Lake Arrowhead			2015	120,700	180,800	0	301,500		
Secondary Zone			2016	114,600	180,800	0	295,400		
Topography 2 Rolling			2017	114,600	180,800	0	295,400		
1.Level 4.Below St 7.Steep			2018	114,600	180,800	0	295,400		
2.Rolling 5.Low 8.Wet			2019	114,600	180,800	0	295,400		
3.Above St 6.Swampy 9.Lev/Roll			2020	114,600	181,000	0	295,600		
Utilities 9 No Water/No Sewer			2021	126,100	181,000	0	307,100		
1.Public 4.Improve 7.Improve			2022	137,600	199,100	0	336,700		
2.Water 5.Improve 8.			2023	151,300	220,800	0	372,100		
3.Sewer 6.Improve 9.None			2024	169,700	248,000	0	417,700		
Street 3 Gravel			2025	168,900	300,200	0	469,100		
1.Paved 4.Proposed 7.ROW			Land Data						
2.Semi Imp 5.Pvt 8.None			Front Foot	Type	Effective		Influence		Influence Codes
3.Gravel 6.Aband 9.TG PLAN					Frontage	Depth	Factor	Code	
LAND USE 0			11.Ossipee WF	12	110	200	95 %	2	1.Unimproved
BUILDING USE 0			12.Arrowhead WF				%		2.Excess Ftg /De
Sale Data			13.Waterfront				%		3.Topography
			14.Rear Land				%		4.Size/Shape
Sale Date 2/27/2018			15.Misc				%		5.Access or Rear
Price							%		6.Restriction
Sale Type 2 Land & Buildings							%		7.Open Space
1.Land 4.Mobile 7.			Square Foot	Square Feet					8.View/Environ
2.L & B 5.Other 8.			16.Regular Lot				%		9.Fract Share
3.Building 6. 9.			17.Secondary Lot				%		Acres
Financing 9 Unknown			18.Excess Land				%		30.Rear (201+)
1.Convent 4.Seller 7.			19.Condominium				%		31.Tillable/Horti
2.FHA/VA 5.Private 8.			20.Pavement				%		32.Pasture
3.Assumed 6.Cash 9.Unknown							%		33.Orchard
Validity 2 Related Parties							%		34.Frontage
1.Valid 4.Split 7.Renovate			Fract. Acre	Acreege/Sites					35.Triangular Lot
2.Related 5.Partial 8.Other			21.Homesite (Frac				%		36.Commercial
3.Distress 6.Exempt 9.			22.Vacant Lot (Fr				%		37.Softwood
Verified 5 Public Record			23.Non Conforming				%		38.Mixed Wood
1.Buyer 4.Agent 7.Family			Acres				%		39.Hardwood
2.Seller 5.Pub Rec 8.Other			24.Excess (5-10)				%		40.Wasteland
3.Lender 6.MLS 9.			25.Excess (10+)				%		41.Gravel Pit (Ac
			26.Excess				%		42.Mobile Home Si
			27.Rear (1-100)				%		43.Condo Site
			28.Rear (101-150)				%		44.Utility ROW
			29.Rear (151-200)				%		45.Camp Lot
			Total Acreage		0.25				46.Site Improve

Waterboro

Map Lot 045-001-535


Account 3355

Location 36 LONE PINE ROAD

Card 1

Of 1

9/23/2024

Building Style	4 Cape Cod	SF Bsm't Living	0	Layout	1 Typical
1.Conv	5.Garr/Col	9.Other	Fin Bsm't Grade	0 0	1.Typical
2.Ranch	6.Split	10.Mohome	OPEN 5 OPTIONAL		0
3.R Ranch	7.Contemp/	11.Condo	Heat Type	100%	1 Hot Water BB
4.Cape	8.Log	12.	1.HWBB	5.FWA	9.No Heat
Dwelling Units			2.HWCI	6.GravWA	10.
Other Units			3.HWRAD	7.Electric	11.
Stories			4.Steam	8.F/WallM	12.
1.1	4.1.50	7.1.25	Cool Type	0%	9 None
2.2	5.1.75	8.	1.Refrig	4.W&C Air	7.
3.3	6.2.50	9.	2.Evapor	5.	8.
Exterior Walls			3.H Pump	6.	9.None
1 Wood Siding			Kitchen Style		
0.Wood	4.Asb/Asph	8.Alum/Vin	1.Modern	4.Obsolete	7.
1.Wood	5.T-111	9.Other	2.Typical	5.	8.
2.Wd Sh	6.Br/St	11.	3.Old Type	6.	9.None
3.Compos.	7.Nov	12.	Bath(s) Style		
Roof Surface			1 Asphalt Shingles		
1.Asphalt	4.Composit	7.	1.Modern	4.Obsolete	7.
2.Slate	5.Wood	8.	2.Typical	5.	8.
3.Metal	6.Other	9.	3.Old Type	6.	9.None
SF Masonry Trim			# Rooms		
0			6		
OPEN-3-			# Bedrooms		
0			4		
OPEN-4-			# Full Baths		
0			2		
Year Built			# Half Baths		
1982			0		
Year Remodeled			# Addn Fixtures		
0			0		
Foundation			# Fireplaces		
1 Concrete			0		
1.Concrete	4.Wood	7.			
2.C Block	5.Slab	8.			
3.Br/Stone	6.Prs/Post	9.			
Basement					
4 Full Basement					
1.1/4 Bmt	4.Full Bmt	7.			
2.1/2 Bmt	5.None	8.			
3.3/4 Bmt	6.	9.None			
Bsm't Gar # Cars					
0					
Wet Basement					
1 Dry Basement					
1.Dry	4.	7.			
2.Damp	5.	8.			
3.Wet	6.	9.			

Date Inspected 7/29/2005

Additions, Outbuildings & Improvements

Type	Year	Units	Grade	Cond	Phys.	Funct.	Sound Value	
23 Frame Garage	0	900	0 0	0	0	0	%	1.One Story Fram
68 Wood Deck	0	40	0 0	0	0	0	%	2.Two Story Fram
							%	3.Three Story Fr
							%	4.1 & 1/2 Story
							%	5.1 & 3/4 Story
							%	6.2 & 1/2 Story
							%	21.Open Frame Por
							%	22.Encl Frame Por
							%	23.Frame Garage
							%	24.Frame Shed
							%	25.Frame Bay Wind
							%	26.1SFr Overhang
							%	27.Unfin Basement
							%	28.Unfinished Att
							%	29.Finished Attic

