

Sullivan County, NY

Property



Property Address: Proctor Rd
Municipality: Town of Highland
Tax ID: 12.-1-63.1

Summary

Status	Active
Roll Section	Taxable
Property Class	311 - Res vac land
Ownership Code	
In Ag District	No
Zoning	R1 - Residential Dis
Neighborhood	1 General
School District	Eldred
Property Description	
Total Acreage/Size	2.87
Deed Book	2022
Deed Page	5213
Grid East	388823
Grid North	979420

[View Map](#)

Owners

Adrian Gardocki
49 McGuinness Blvd
Brooklyn, NY 11222

Valuation

Assessed Year	2025	2024
Equalization Rate	56.92%	64.00%
Land Assessment	\$18,675	\$18,675
Total Assessment	\$18,675	\$18,675
Full Market Value	\$33,955	\$35,236

Special Districts

Year	Description	Percent	Value
2025	AMB40 - Highland Ambul Dist	0%	\$0
2025	FD056 - Yulan fpd	0%	\$0
2024	AMB40 - Highland Ambul Dist	0%	\$0
2024	FD056 - Yulan fpd	0%	\$0

Land

Site	Land Type	Size
Res 1	Undeveloped	2 acres
Res 1	Residual	0.87 acres

Sales

Sale Date	Sale Price	Sale Type	Deed Book/Page
5/4/2022	\$15,000	Land Only	2022 / 5213
6/10/1999	\$1	Land Only	2113 / 406
10/16/1998	\$800	Land Only	2057 / 683
2/1/1986	\$4,333	Building Only	1121 / 00073

Residential Buildings

Site	Res 1	Living Area	
Building Style		First Story Area	
Number of Full Baths		Second Story Area	
Number of Half Baths		Half Story Area	
Number of Bedrooms		Additional Story Area	
Number of Kitchens		Three Quarter Story Area	
Number of Fireplaces		Finished Basement Area	
Overall Condition		Finished Rec Room Area	
Overall Grade		Finished Area Over Garage	
Porch Type		Number of Stories	
Porch Area		Sewer Type	None
Year Built		Water Supply	None
Effective Year Built		Utilities	Electric
Basement Type		Heat Type	
Basement Garage Cap.		Fuel Type	
Attached Garage Cap.	0	Central Air	No

Historical Tax Summary

My Tax Dollars			
Tax Year	Tax Type	Original Bill	Roll Section
2026	County	\$599.45	1
2025	School	\$311.92	1
2025	County	\$588.49	1

Taxes reflect exemptions, but may not include recent changes in assessment.

Taxable Values

Tax Year	2025	2024
County Taxable	\$18,675	\$18,675
County Taxable Exemptions	\$0	\$0
Municipality Taxable	\$18,675	\$18,675
Municipality Taxable Exemptions	\$0	\$0
Village Taxable		
Village Taxable Exemptions		
School Taxable	\$18,675	\$18,675
School Taxable Exemptions	\$0	\$0

GIS Map



No data available for the following modules: Comparable Search (Com), Assessment Sales Analysis Program, Additional Parcels Involved in Sale, Historic Deed, Inventory, Commercial Buildings, Utilities, Site Uses, Improvements (All), Improvements, Exemptions, Photos.

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