

Property



Property Address: Rt 44/55
Municipality: Town of Wawarsing
Tax ID: 76.13-6-3

Summary

SWIS 515689
Status Active
Roll Section Taxable
Property Class 314 - Rural vac<10
Ownership Code
In Ag District No
Zoning MU - Mixed Use
Neighborhood 56004 Burm Rd Coordr
School District RONDOUT VALLEY
Property Description
Total Acreage/Size 6.3
Deed Book 7515
Deed Page 44
Grid East 544380
Grid North 1070203

Owners

[County of Ulster](#)
P.O. Box 1800
Kingston, NY 12402

Valuation

Assessed Year	2026	2025
Equalization Rate	60.00%	60.00%
Land Assessment	\$6,300	\$6,300
Total Assessment	\$6,300	\$6,300
Full Market Value	\$10,500	\$10,500

Special Districts

Year	Description	Type	Units	Percent	Value
2026	LB200 - Cragmoor Publ Lib		0	0%	\$0
2026	WD192 - Kerhonkson Water Dis		0	0%	\$0
2026	LT193 - Kerhonkson light		0	0%	\$0
2026	FD191 - Kerhonkson fire		0	0%	\$0
2026	AD800 - Kerhonkson Amb Dist		0	0%	\$0
2025	LB200 - Cragmoor Publ Lib		0	0%	\$0
2025	WD192 - Kerhonkson Water Dis		0	0%	\$0
2025	AD800 - Kerhonkson Amb Dist		0	0%	\$0
2025	LT193 - Kerhonkson light		0	0%	\$0
2025	FD191 - Kerhonkson fire		0	0%	\$0

Land

Site	Land Type	Size
Res 1	Wasteland	6.3 acres

Sales

Sale Date	Sale Price	Property Class	Sale Type	Current Owner	Value Usable	Arms Length	Addl. Parcels	Deed Book/Page
7/23/2025	\$0	314 - Rural vac<10	Land Only		No	No	Yes	7515 / 44
8/31/2004	\$2,817	320 - Rural vacant	Land Only	McGregor, Christopher S Sr	Yes	Yes	No	3952 / 179
2/13/2003	\$2,817	320 - Rural vacant	Land Only	Curran, Iv John	No	No	No	3539 / 43
5/17/2001	\$1	311 - Res vac land	Land Only		No	No	Yes	14 / 250

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

Tax Year	Tax Type	Original Bill	Total Assessed Value	Full Market Value	Uniform %	Roll Section
2026	County	\$220.58	\$6,300.00	\$10,500.00	60.00%	1
2025	School	\$105.87	\$6,300.00	\$10,500.00	60.00%	1
2025	County	\$207.74	\$6,300.00	\$9,000.00	70.00%	1
2024	School	\$97.41	\$6,300.00	\$9,000.00	70.00%	1
2024	County	\$214.51	\$6,300.00	\$8,873.00	71.00%	1
2023	School	\$103.09	\$6,300.00	\$8,873.00	71.00%	1
2023	County	\$205.90	\$6,300.00	\$7,778.00	81.00%	1
2022	School	\$101.96	\$6,300.00	\$7,778.00	81.00%	1
2022	County	\$225.55	\$6,300.00	\$6,923.00	91.00%	1
2021	School	\$116.85	\$6,300.00	\$6,923.00	91.00%	1
2021	County	\$209.00	\$6,300.00	\$6,702.00	94.00%	1
2020	School	\$115.47	\$6,300.00	\$6,702.00	94.00%	1
2020	County	\$205.03	\$6,300.00	\$6,300.00	100.00%	1
2019	School	\$110.65	\$6,300.00	\$6,300.00	100.00%	1
2019	County	\$197.36	\$6,300.00	\$6,300.00	100.00%	1
2018	School	\$104.02	\$6,300.00	\$6,300.00	100.00%	1
2018	County	\$191.35	\$6,300.00	\$6,300.00	100.00%	1
2017	School	\$99.85	\$6,300.00	\$6,300.00	100.00%	1
2017	County	\$192.16	\$6,300.00	\$6,300.00	100.00%	1
2016	School	\$103.11	\$6,300.00	\$6,300.00	100.00%	1
2016	County	\$191.99	\$6,300.00	\$6,300.00	100.00%	1
2015	School	\$103.72	\$6,300.00	\$6,300.00	100.00%	1
2015	County	\$196.73	\$250.00	\$14,205.00	1.76%	1
2014	School	\$253.81	\$250.00	\$14,205.00	1.76%	1
2014	County	\$195.76	\$250.00	\$14,205.00	1.76%	1

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

Taxable Values

Tax Year	2026	2025
County Taxable	\$0	\$6,300
County Taxable Exemptions	\$6,300	\$0
Municipality Taxable	\$0	\$6,300
Municipality Taxable Exemptions	\$6,300	\$0
Village Taxable		
Village Taxable Exemptions		
School Taxable	\$6,300	\$6,300
School Taxable Exemptions	\$0	\$0

Exemptions

Tax Year	Code Description	Exempt %	Start Year	End Year	Vflag	Hcode	Own %
2026	33201 - CO TX SALE	0	2026	0	No		0

Documents

Property Record Card (PDF)

Real Property Transfer Application

RP-5217 Form

No data available for the following modules: Comparable Search (Com), Historic Deed, Inventory, Commercial Buildings, Utilities, Site Uses, Improvements, Photos.

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