

Key: 1565

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 1.702

LEG
A
L
L
A
N
D

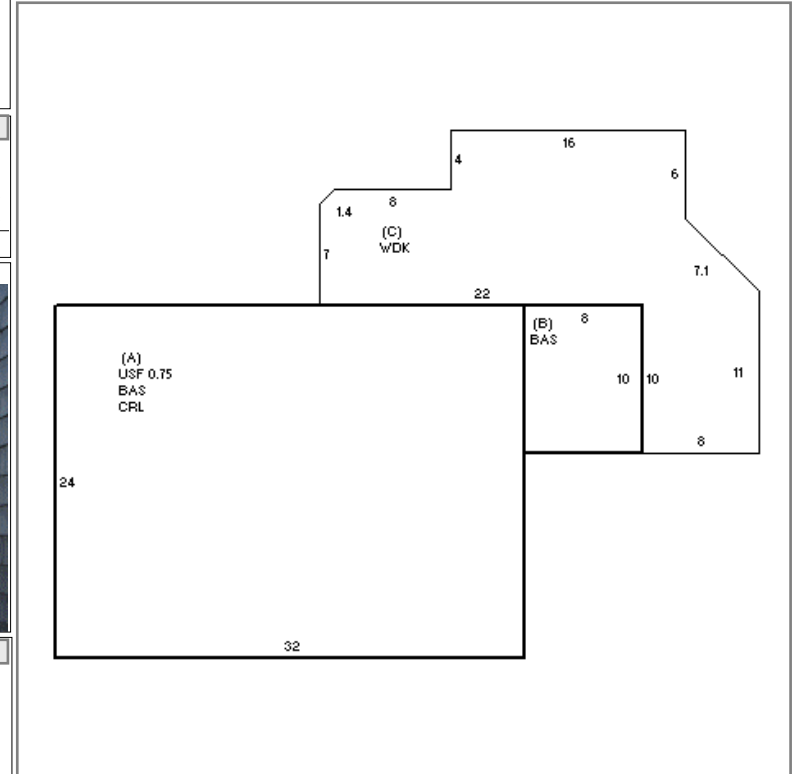
CURRENT OWNER				PARCEL ID				LOCATION					
EMBEE LLC 32 HILLCREST AVENUE LARCHMONT, NY 10538				79-141-0				166 SEAWAY ROAD					
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)						
EMBEE LLC				08/30/2023	QS	1,400,000	(233819)						
FELONEY JOSEPH L & RAY JE				06/26/2012	F	1	(197482)						
FELONEY JOSEPH L				11/12/2004	F	1	(175027)						
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	5,827 6	1.00	A	1.00	A	1.00	767,200	6.60	A	1.00	R12 3.50	677,330

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
	08/30/2023	15	SALE REVIEW	1,400,000	06/04/2024	JMG	100	100
291	05/08/2020	7	ALTERATIONS	4,700	02/23/2021	NF	100	100
599	11/24/2010	7	ALTERATIONS	1,500	12/22/2010	JH	100	100
270	05/24/2005	2	ADD	150,000	01/01/2008	JH	100	100
365	07/17/1996	3	OUT BUILDING	990	05/16/2006	JB	100	100

D
E
T
A
C
H
E
D

TOTAL	5,827 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 6	NOTE				LAND	677,300	511,200
St Ind	AVERAGE		BUILDING	425,200	357,700			
Infl	AVERAGE		DETACHED	400	400			
			OTHER	0	0			
						TOTAL	1,102,900	869,300

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
SHF	A	1.00	70 0.30 8X8	1996	64	22.01	400	11/20/2020



B
U
I
L
D
I
N
G

BUILDING	CD	ADJ	DESC	MEASURE	10/15/2007	JH
MODEL	1		RESIDENTIAL	LIST	10/15/2007	EST
STYLE	4	1.02	CAPE [100%]	REVIEW	6/4/2024	JMG
QUALITY	A+	1.20	AVG + [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS

E
L
E
M
E
N
T

YEAR BLT	1970	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	506,177		
NET AREA	1,424	DETAIL ADJ	1.000	FOUNDATION	5	OTHER	1.00	A	CRL	N	BSMT CRAWL	768		36.34	27,908	CONDITION ELEM	CD		
\$NLA(RCN)	\$355	OVERALL	1.070	EXT COVER	1	WD SHINGLE	1.00	A	BAS	L	BASE AREA	768	1970	354.49	272,245	EXTERIOR	G		
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	576	2005	238.47	137,359	INTERIOR	G		
				ROOF COVER	1	ASPH/CMP SH	1.00	B	BAS	L	BASE AREA	80	2005	354.48	28,358	KITCHEN	G		
				FLOOR COVER	1	HARDWOOD	1.00	C	WDK	N	WOOD DECK	361		50.33	18,170	BATHS	G		
				INT FINISH	2	DRYWALL	1.00		GFP	O	GAS FIREPLACE	1		4,013.80	4,014	HEAT/ELEC	A		
				HEATING/COOL	11	HTWT/CL AIR	1.05		ODS	O	OUTDOOR SHOWER	1		3,100.90	3,101				
				FUEL SOURCE	2	GAS	1.00												
																		EFF.YR/AGE	2001 / 22
																		COND	16 16 %
																		FUNC	0
																		ECON	0
																		DEPR	16 % GD 84
																		RCNLD	\$425,200