

Key: 1613

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 1.751

LEGALS

CURRENT OWNER		PARCEL ID		LOCATION	
BAIN VINCENT R JR & VICTORIA A C/O BAIN VINCENT R JR & VICTORIA A TRUST 13958 EASTPOINTE COURT PALM BEACH GARDENS, FL 33418		78-68-0		33 CHURCH ROAD	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
BAIN VINCENT R JR & VICTO		01/11/2024	F	1 36175-288	
BAIN VINCENT R JR & VICTO		05/24/1985	XX	99,000 4549-059	

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 %
508	08/11/2020	7	ALTERATIONS	20,000	02/23/2021	NF	100 100
961	10/31/2019	7	ALTERATIONS	10,000	07/10/2020	NF	100 100
1135	12/07/2016	7	ALTERATIONS	20,000	02/03/2017	NF	100 100
491	05/31/2016	2	ADD	210,000	02/03/2017	NF	100 100
137	02/26/2016	2	ADD	25,000	02/03/2017	NF	100 100

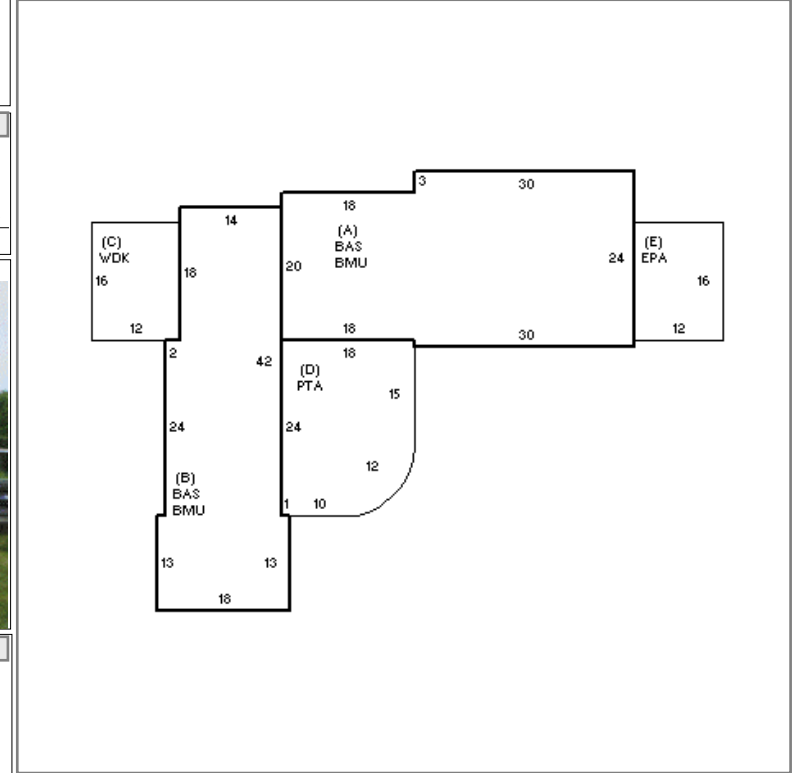
LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	21,339 5	1.00 5-A	1.00 A	1.00	372,640	2.10	A	1.00 R07	1.70		383,950

TOTAL	21,339 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 5	NOTE				LAND	384,000	362,200
St Ind	CATHEDRAL RD		LAND	449,400	424,300			
Infl	AVERAGE		DETACHED	15,700	15,500			
			OTHER	0	0			
						TOTAL	849,100	802,000

DETAILED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	L	0.80 80	0.20 4X6		24	18.35	100
SHF	G	1.20 70	0.30 12X8		96	26.41	800
DGF	A	1.00 10	0.90 24X24	2016	576	28.49	14,800



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	2/3/2017	NF
MODEL	1		RESIDENTIAL	LIST	9/21/2007	JH
STYLE	1	1.00	RANCH [100%]	REVIEW	5/17/2021	MR
QUALITY	A-	0.90	MINUS AVE [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS
3 SKYLIGHTS

G

YEAR BLT	1942	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	554,862
NET AREA	1,950	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,950		47.11	91,870		
\$NLA(RCN)	\$285	OVERALL	1.050	EXT COVER	1	WD SHINGLE	1.00	A	BAS	L	BASE AREA	1,080	1942	214.31	231,451		
				ROOF SHAPE	1	GABLE	1.00	B	BAS	L	BASE AREA	870	2016	214.31	186,448		
				ROOF COVER	1	ASPH/CMP SH	1.00	C	WDK	N	WOOD DECK	192		37.04	7,112		
				FLOOR COVER	1	HARDWOOD	1.00	D	PTA	N	PATIO	412		12.02	4,953		
				INT FINISH	2	DRYWALL	1.00	E	EPA	N	ENCLOSED PORCH	192		72.27	13,875		
				HEATING/COOL	11	HTWT/CL AIR	1.05	F11	O		FPL 1S IOP	1		7,217.00	7,217		
				FUEL SOURCE	1	OIL	1.00	ODS	O		OUTDOOR SHOWER	2		2,282.20	4,564		
																CONDITION ELEM	CD
																EXTERIOR	G
																INTERIOR	G
																KITCHEN	G
																BATHS	G
																HEAT/ELEC	G
																EFF.YR/AGE	1995 / 28
																COND	19 19 %
																FUNC	0
																ECON	0
																DEPR	19 % GD 81
																RCNLD	\$449,400