

Key: 1658

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 1.792

LEGALS

CURRENT OWNER		PARCEL ID		LOCATION			
PERACCHIA CAMILLO & LILLIAN M TRUSTEES OF 126 SEAWAY ROAD TRUST 111 PENFIELD CRESCENT ROCHESTER, NY 14625		90-7-0		126 SEAWAY ROAD			
		TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
		PERACCHIA CAMILLO & LILLI		07/10/2017	F	1 (213449)	
		PERACCHIA LILLIAN M		12/12/2006	A	1 (181814)	
		PERACCHIA CAMILLO & LILLI		08/31/1992	QS	148,000	(127664)

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 %
15	07/26/2012	7	ALTERATIONS	5,650	02/01/2013	MR	100 100
NP		12	CYCLICAL NON		10/16/2007	REO	100 100
215	05/25/1993	5	OTHER	1,000			100 100

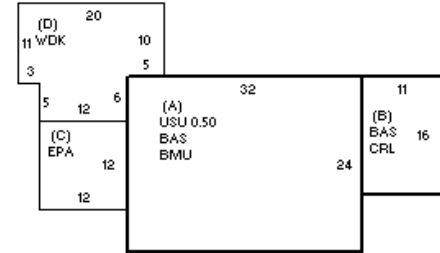
LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	6,150 6	1.00	A	1.00	A	1.00	767,200	6.26	A	1.00	R12 3.50	678,320

TOTAL	6,150 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 6	NOTE				LAND	678,300	512,000
St Ind	AVERAGE		BUILDING	238,300	228,400			
Infl	AVERAGE		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	916,600	740,400

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	11/18/2020	NF
MODEL	1		RESIDENTIAL	LIST	11/18/2020	EST
STYLE	4	1.02	CAPE [100%]	REVIEW	1/8/2021	MR
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS

BUILDING

YEAR BLT	1962	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	372,312
NET AREA	944	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	768		63.55	48,806		
\$NLA(RCN)	\$394	OVERALL	1.020	EXT COVER	1	WD SHINGLE	1.00	+	BAS	L	BASE AREA	944	1962	271.54	256,338		
				ROOF SHAPE	1	GABLE	1.00	A	USU	N	UPPER STORY UNF	384		57.56	22,102		
				ROOF COVER	1	ASPH/CMP SH	1.00	B	CRL	N	BSMT CRAWL	176		30.97	5,451		
				FLOOR COVER	2	SOFTWOOD	1.00	C	EPA	N	ENCLOSED PORCH	144		82.11	11,824		
				INT FINISH	3	WD PANEL	1.00	D	WDK	N	WOOD DECK	275		39.98	10,996		
				HEATING/COOL	1	FORCED AIR	1.00	F21	O	FPL 2S 1OP	1			10,354.00	10,354		
				FUEL SOURCE	2	GAS	1.00	ODS	O	OUTDOOR SHOWER	1			2,463.30	2,463		
																CONDITION ELEM	CD
																EXTERIOR	A
																INTERIOR	A
																KITCHEN	A
																BATHS	A
																HEAT/ELEC	A
																EFF.YR/AGE	1962 / 61
																COND	36 36 %
																FUNC	0
																ECON	0
																DEPR	36 % GD 64
																RCNLD	\$238,300