

Key: 2287

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 2.442

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
COLE STEVEN M & NICOLE 1255 PALM GARDEN PLACE MELBOURNE, FL 32940				16-6-0				391 MAIN STREET			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
COLE STEVEN M & NICOLE				08/31/2018	L	250,000	31505-98				
CITIZENS BANK, NA				02/02/2017	L	88,812	30278-188				
HENDERSON JAMES L & GLORI				01/09/2002	A	1	14680-235				

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	%
582	06/17/2021	7	ALTERATIONS	11,330	05/09/2022	TCK	100	100
595	06/25/2019	7	ALTERATIONS	12,000	12/16/2020	NF	100	100
365	04/24/2019	7	ALTERATIONS	60,000	07/15/2020	NF	100	100
535	06/16/2016	7	ALTERATIONS	1,500	03/15/2017	NF	100	100
267	05/25/2011	7	ALTERATIONS	35,000	03/23/2012	MR	100	100

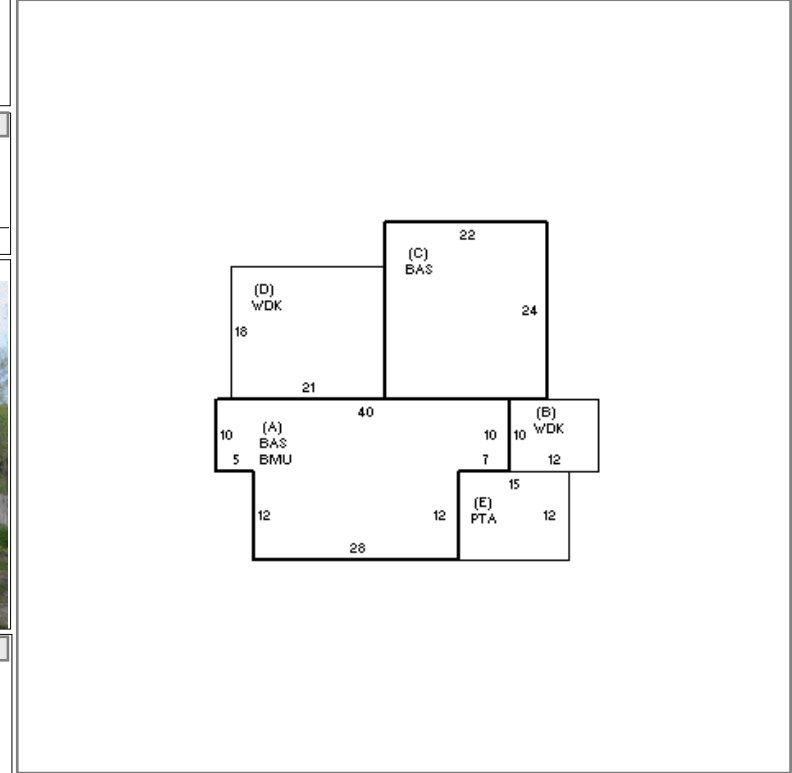
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	13,200	10	1.00	A	1.00	A	1.00	219,200	3.14	A	1.00	R03	1.00			208,560

TOTAL	13,200 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 10	NOTE				LAND	208,600	196,800
St Ind	AVERAGE		BUILDING	322,400	304,300			
Infl	AVERAGE		DETACHED	3,000	3,000			
			OTHER	0	0			
						TOTAL	534,000	504,100

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70 10X12		120	21.39	1,800
SHF	A	1.00	30 0.70 8X10		80	22.01	1,200



BLDG COMMENTS
FIREPLACE NOT WORKING INFO AT DOOR 7/15/20



BUILDING	CD	ADJ	DESC	MEASURE	12/18/2007	JH
MODEL	1		RESIDENTIAL	LIST	7/15/2020	EST
STYLE	7	1.05	CONVEN/OLD [100%]	REVIEW	5/24/2022	MR
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	1946	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,264	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	736		65.42	48,149
\$NLA(RCN)	\$327	OVERALL	1.050	EXT COVER	1	WD SHINGLE	1.00	+	WDK	N	WOOD DECK	498		41.16	20,498
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,264	1946	258.83	327,155
				ROOF COVER	1	ASPH/CMP SH	1.00	E	PTA	N	PATIO	180		15.86	2,855
				FLOOR COVER	3	W/W CARPET	1.00	F11	O	FPL 1S 10P	1			8,018.90	8,019
				INT FINISH	3	WD PANEL	1.00	ODS	O	OUTDOOR SHOWER	1			2,535.80	2,536
				HEATING/COOL	1	FORCED AIR	1.00								
				FUEL SOURCE	2	GAS	1.00								

TOTAL RCN	413.306
CONDITION ELEM	CD
EXTERIOR	V
INTERIOR	V
KITCHEN	V
BATHS	V
HEAT/ELEC	G
EFF.YR/AGE	1989 / 34
COND	22 22 %
FUNC	0
ECON	0
DEPR	22 % GD 78
RCNLD	\$322,400