

Key: 2789

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 2.956

LEGALS

| CURRENT OWNER | | | | PARCEL ID | | | | LOCATION | | | |
|--|--|--|--|------------|----|-------------|--|---------------|--|--|--|
| CASCIO SHANNON 20009 SOUTHERN STAR DRIVE FORT PIERCE, FL 34945 | | | | 48-71-0 | | | | 83 SWAMP ROAD | | | |
| TRANSFER HISTORY | | | | DOS | T | SALE PRICE | | BK-PG (Cert) | | | |
| CASCIO SHANNON | | | | 09/18/2023 | QS | 794,000 | | 35988-180 | | | |
| BRONSDON CHRISTOPHER TRU | | | | 08/11/2022 | F | 1 35302-255 | | | | | |
| BRONSDON JENNIFER & | | | | 08/24/2017 | F | 1 30719-85 | | | | | |

| 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 | % |
| 24-324 | 04/04/2024 | 7 | ALTERATIONS | 5,000 | 05/07/2024 | NF | 100 | 100 |
| | 09/18/2023 | 16 | MLS REVIEW | 794,000 | 06/10/2024 | JMG | 100 | 100 |
| 817 | 09/09/2021 | 7 | ALTERATIONS | 10,000 | 05/07/2024 | NF | 100 | 100 |
| 340 | 04/28/2017 | 7 | ALTERATIONS | 8,000 | 04/12/2018 | NF | 100 | 100 |
| 765 | 12/11/2001 | 7 | ALTERATIONS | 2,000 | | | 100 | 100 |

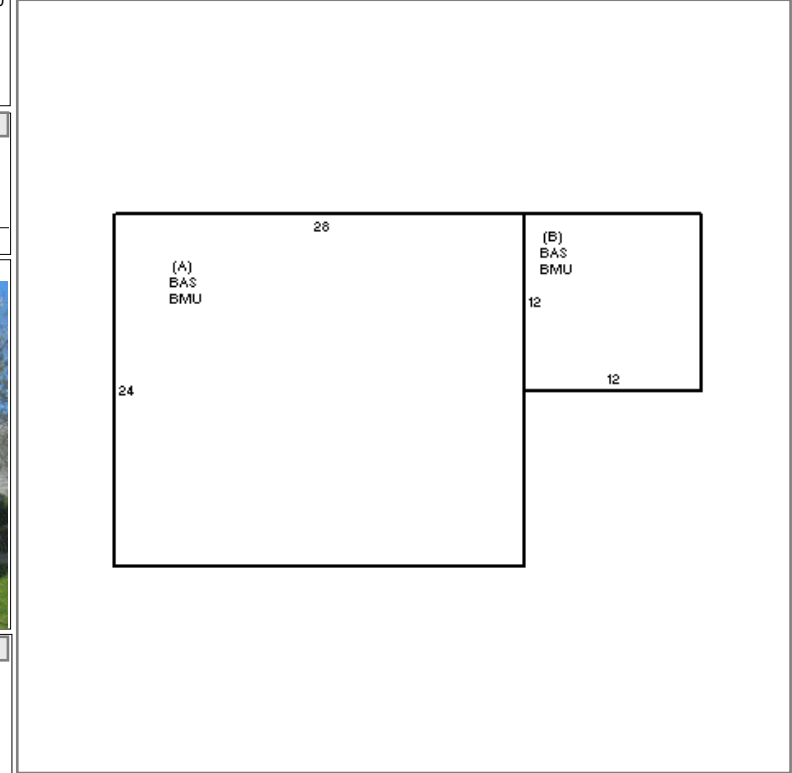
LAND

| CD | T | AC/SF/UN | Nbhd | St Ind | Infl | ADJ BASE | SAF | Topo | Lpi | VC | CREDIT AMT | ADJ VALUE |
|-----|---|----------|---------|--------|--------|----------|------|--------|-----|------|------------|-----------|
| 100 | S | 35,000 | 11 1.00 | A 1.00 | A 1.00 | 372,640 | 1.44 | A 1.00 | R07 | 1.70 | | 432,440 |
| 350 | A | 0.597 | 11 1.00 | A 1.00 | A 1.00 | 3,570 | 1.00 | A 1.00 | R07 | 1.70 | | 2,130 |

| TOTAL | 1.400 Acres | | | | ZONING | RM | FRNT | 0 | ASSESSED | CURRENT | PREVIOUS |
|--------|-------------|--|--|--|------------------|--------------------|---------|---------|----------|---------|----------|
| Nbhd | NBHD 11 | | | | N O T E | WETLANDS ESTIMATED | | | LAND | 434,600 | 389,700 |
| St Ind | AVERAGE | | | | | BUILDING | 265,000 | 227,800 | DETACHED | 0 | 0 |
| Infl | AVERAGE | | | | | OTHER | 0 | 0 | TOTAL | 699,600 | 617,500 |

DETACHED

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|----|------|------|----------|----|-------|-----------|-------|
| | | | | | | | |



BUILDING

| BUILDING | CD | ADJ | DESC | MEASURE | 3/1/2023 | TCK |
|----------|----|------|-----------------|---------|-----------|-----|
| MODEL | 1 | | RESIDENTIAL | LIST | 2/20/2021 | EST |
| STYLE | 1 | 1.00 | RANCH [100%] | REVIEW | 5/21/2024 | EMZ |
| QUALITY | A | 1.00 | AVG [100%] | | | |
| FRAME | 1 | 1.00 | WD FRAME [100%] | | | |

| BLDG COMMENTS |
|---------------|
| |

G

| YEAR BLT | 1980 | SIZE ADJ | 1.000 | ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN | TOTAL RCN | 291,191 |
|---------------|-------|------------|-------|--------------|----|-------------|------|---|-----|---|-----------------|-------|------|-----------|---------|-----------|---------|
| NET AREA | 816 | DETAIL ADJ | 1.000 | FOUNDATION | 4 | FLR & WALL | 1.00 | + | BMU | N | BSMT UNFINISHED | 816 | | 61.95 | 50,551 | | |
| \$NLA(RCN) | \$357 | OVERALL | 1.050 | EXT COVER | 1 | WD SHINGLE | 1.00 | + | BAS | L | BASE AREA | 816 | 1980 | 289.88 | 236,545 | | |
| CAPACITY | | | | ROOF SHAPE | 1 | GABLE | 1.00 | | | | | | | | | | |
| STORIES | 1 | 1.00 | | ROOF COVER | 1 | ASPH/CMP SH | 1.00 | | | | | | | | | | |
| ROOMS | 4 | 1.00 | | FLOOR COVER | 2 | SOFTWOOD | 1.00 | | | | | | | | | | |
| BEDROOMS | 2 | 1.00 | | INT FINISH | 2 | DRYWALL | 1.00 | | | | | | | | | | |
| BATHROOMS | 1 | 1.00 | | HEATING/COOL | 11 | HTWT/CL AIR | 1.05 | | | | | | | | | | |
| FIXTURES | 3 | \$4,095 | | FUEL SOURCE | 1 | OIL | 1.00 | | | | | | | | | | |
| GARAGE SPACES | 0 | 1.00 | | | | | | | | | | | | | | | |
| % BSMT FIN | 0 | 1.00 | | | | | | | | | | | | | | | |
| # 1/2 BATHS | 0 | 1.00 | | | | | | | | | | | | | | | |
| # OF UNITS | 1 | 1.00 | | | | | | | | | | | | | | | |

| CONDITION ELEM | CD |
|----------------|----|
| EXTERIOR | G |
| INTERIOR | V |
| KITCHEN | V |
| BATHS | V |
| HEAT/ELEC | V |

| EFF.YR/AGE | 2013 / 10 | |
|------------|-----------|---------|
| COND | 10 | 10 % |
| FUNC | 0 | |
| ECON | 0 | |
| DEPR | 9 | % GD 91 |
| RCNLD | \$265,000 | |