

Key: 298

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 310

LEGAL LAND

CURRENT OWNER			PARCEL ID			LOCATION		
PRESTON JOHN TRUSTEE JOHN PRESTON REVOCABLE TRUST 70 E 96TH STREET APARTMENT 14D NEW YORK, NY 10128			57-3-298			26 SEARS POINT DRIVE		
TRANSFER HISTORY			DOS	T	SALE PRICE	BK-PG (Cert)		
PRESTON JOHN TRUSTEE			07/28/2022	F	1	(C148-48)		
PRESTON JOHN T & PATRICIA			06/19/2020	O	720,000	(C148-48)		
GAINTY URSULA C TRUSTEE			06/09/2009	F	1	(DOC# 1,115,774)		

CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD	
1020	100	CONDOMINIUM			1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %
4	01/06/2021	7	ALTERATIONS	300,000	05/23/2022	TCK	100 100
689	10/13/2020	7	ALTERATIONS	30,000	12/11/2020	NF	100 100
766	09/24/2014	7	ALTERATIONS	18,171	06/12/2015	MW	100 100
325	04/18/2013	7	ALTERATIONS	10,000	08/04/2014	RJM	100 100
326	04/18/2013	7	ALTERATIONS	10,000	08/04/2014	RJM	100 100

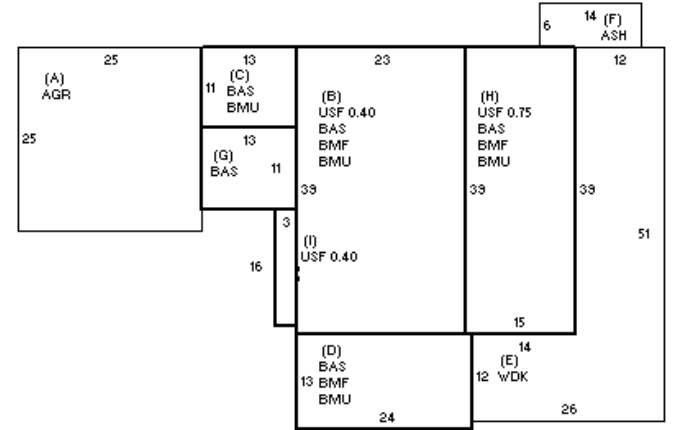
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	SF	ZONING	RL	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd		NOTE				LAND	0	0
St Ind			BUILDING	1,573,000	1,485,400			
Infl			DETACHED	0	0			
			OTHER	0	0			
						TOTAL	1,573,000	1,485,400

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS
 BMF = 2RMS/1FBTH (EST)
 USF=2RMS/1BATH (EST)
 OUTDOOR SHOWER



DETACHED

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	12/1/2008	SAM
MODEL	10		CONDO RES	LIST	12/1/2008	EST
STYLE	2	1.00	STAND ALONE [100%]	REVIEW	6/10/2022	EMZ
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	N/A [100%]			

YEAR BLT	1985	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ
NET AREA	2,897	DETAIL ADJ	2.020	COMPLEX	4	SEARS POINT	2.00
\$NLA(RCN)	\$543	OVERALL	1.000	STYLE	21	04-SANDERLING	1.00
				VIEW/LOC	1	NONE	1.00
				HVAC	9	WARM/CL AIR	1.01
				END/MIDDLE	1	END	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	AGR	N	ATT GARAGE	625		38.70	24,188
+	BMU	N	BSMT UNF	1,937		47.60	92,201
+	BMF	N	BSMT FIN-ADD	1,794		12.90	23,143
E	WDK	N	WOOD DECK	780		33.90	26,442
F	ASH	N	ATT SHED	84		19.60	1,646
+	BAS	L	BASE AREA	2,080	1985	477.02	992,194
+	USF	L	UPPER STORY	817	1985	477.02	389,723

TOTAL RCN	1,573.037
CONDITION ELEM	CD
INTERIOR	E
KITCHEN	V
BATHS	G
EXTERIOR	V
EFF.YR/AGE	2021 / 2
COND	0 0 %
FUNC	0
ECON	0
DEPR	0 % GD 100
RCNLD	\$1,573,000