

Key: 319

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 332

LEGAL

LAND

DETACHED

BUILDING

| CURRENT OWNER | | | | PARCEL ID | | | | LOCATION | | | |
|---|--|--|--|------------|----|------------|--------------|-------------------------|--|--|--|
| HENRY LUCINDA N & JAMES E 281 KINGS HIGHWAY WARWICK, NY 10990 | | | | 58-26-0 | | | | 62 GOVERNOR PRENCE ROAD | | | |
| TRANSFER HISTORY | | | | DOS | T | SALE PRICE | BK-PG (Cert) | | | | |
| HENRY LUCINDA N & JAMES E | | | | 10/28/2011 | QS | 1,685,000 | 25793-255 | | | | |
| HILTON CHARLOTTE C TRUST | | | | 08/02/2006 | F | | 21240-095 | | | | |
| HILTON CHARLOTTE C | | | | 04/10/2003 | A | | 1 16724-222 | | | | |

| 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 | % |
| NP | | 14 | CYCLICAL GRO | | 10/08/2020 | NF | 100 | 100 |
| | | 12 | CYCLICAL NON | | 09/12/2007 | JH | 100 | 100 |

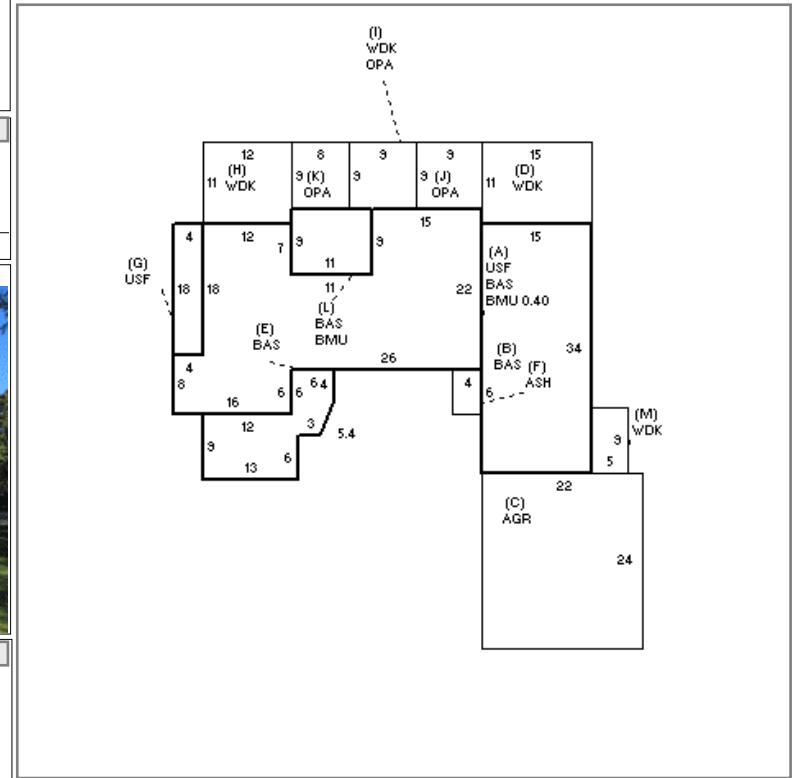
| CD | T | AC/SF/UN | Nbhd | St Ind | Infl | ADJ BASE | SAF | Topo | Lpi | VC | CREDIT AMT | ADJ VALUE | |
|-----|---|----------|------|--------|------|----------|------|-----------|------|----|------------|-----------|-----------|
| 100 | S | 33,650 4 | 1.00 | 4A | 1.00 | A | 1.00 | 2,630,400 | 1.48 | A | 1.00 | BSB 12.00 | 3,016,270 |

| TOTAL | 33,650 SF | ZONING | RL | FRNT | 0 | ASSESSED | CURRENT | PREVIOUS |
|--------|-------------|--------|--------------|------------------|------------------|----------|---------|----------|
| Nbhd | NBHD 4 | NOTE | LAND | 3,016,300 | 2,845,600 | | | |
| St Ind | THE CHANNEL | | BUILDING | 647,200 | 619,100 | | | |
| Infl | AVERAGE | | DETACHED | 0 | 0 | | | |
| | | | OTHER | 0 | 0 | | | |
| | | | TOTAL | 3,663,500 | 3,464,700 | | | |

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



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



| BUILDING | CD | ADJ | DESC | MEASURE | 10/8/2020 | NF |
|----------|----|------|------------------|---------|-----------|----|
| MODEL | 1 | | RESIDENTIAL | LIST | 9/12/2007 | JH |
| STYLE | 8 | 0.95 | CONTEMPOR [100%] | REVIEW | 1/15/2021 | MR |
| QUALITY | G | 1.30 | GOOD [100%] | | | |
| FRAME | 1 | 1.00 | WD FRAME [100%] | | | |

| YEAR BLT | 1988 | SIZE ADJ | 1.000 | ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN | |
|---------------|-------|------------|-------|--------------|------------|-------------|-------|------|-----|-----|-----------------|------------|------|-----------|---------|--|
| NET AREA | 2,478 | DETAIL ADJ | 1.000 | FOUNDATION | 4 | FLR & WALL | 1.00 | + | BMU | N | BSMT UNFINISHED | 426 | | 86.90 | 37,020 | |
| \$NLA(RCN) | \$339 | OVERALL | 1.000 | EXT COVER | 2 | CLAPBOARD | 1.00 | + | BAS | L | BASE AREA | 1,490 | 1988 | 314.04 | 467,921 | |
| CAPACITY | | | UNITS | ADJ | ROOF SHAPE | 1 | GABLE | 1.00 | C | AGR | N | ATT GARAGE | 528 | 50.43 | 26,625 | |
| STORIES | 2 | 1.00 | | ROOF COVER | 1 | ASPH/CMP SH | 1.00 | + | WDK | N | WOOD DECK | 423 | | 50.96 | 21,557 | |
| ROOMS | 6 | 1.00 | | FLOOR COVER | 1 | HARDWOOD | 1.00 | F | ASH | N | ATT SHED | 24 | | 37.92 | 910 | |
| BEDROOMS | 3 | 1.00 | | INT FINISH | 2 | DRYWALL | 1.00 | + | USF | L | UPPER STORY FIN | 889 | 1988 | 236.56 | 210,305 | |
| BATHROOMS | 2 | 1.00 | | HEATING/COOL | 11 | HTWT/CL AIR | 1.05 | + | OPA | N | OPEN PORCH | 234 | | 65.00 | 15,210 | |
| FIXTURES | 8 | \$13,520 | | FUEL SOURCE | 2 | GAS | 1.00 | L | BAS | L | BASE AREA | 99 | 1988 | 314.04 | 31,090 | |
| GARAGE SPACES | 2 | 1.00 | | | | | | | F21 | O | FPL 2S 1OP | 1 | | 13,196.30 | 13,196 | |
| % BSMT FIN | 0 | 1.00 | | | | | | | ODS | O | OUTDOOR SHOWER | 1 | | 3,139.50 | 3,140 | |
| # 1/2 BATHS | 1 | 1.00 | | | | | | | | | | | | | | |
| # OF UNITS | 1 | 1.00 | | | | | | | | | | | | | | |

| TOTAL RCN | 840,493 |
|----------------|------------|
| CONDITION ELEM | CD |
| EXTERIOR | A |
| INTERIOR | A |
| KITCHEN | A |
| BATHS | A |
| HEAT/ELEC | A |
| EFF.YR/AGE | 1988 / 35 |
| COND | 23 23 % |
| FUNC | 0 |
| ECON | 0 |
| DEPR | 23 % GD 77 |
| RCNLD | \$647,200 |