Key: 3363

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 3.574

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
MORISSEAU JONATHAN & KATHLEEN 119 MORNINGSIDE ROAD VERONA, NJ 07044	76-40-0	116 SNOW ROAD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
MORISSEAU JONATHAN & KATH	10/29/2021	QS	625,000	34616-202
BRECHKA ALAN J (ESTATE OF	05/16/2019	DC		22982-202
BRECHKA ALAN J	06/16/2008	QS	333,000	22982-202

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

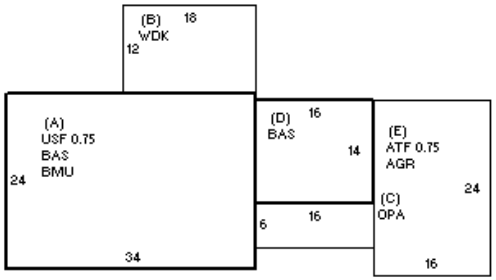
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
24-266	03/19/2024	7	ALTERATIONS	8,763			0	0
	10/29/2021	16	MLS REVIEW	625,000	06/06/2022	JMG	100	100
	05/11/2015	77	SOLAR PANELS	14,000	05/11/2016	WFF	100	100
		12	CYCLICAL NON		01/10/2011	JH	100	100
152	04/14/2010	2	ADD	52,000	01/10/2011	JH	100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	28,600	13 1.00	A 1.00	A 1.00	197,280	1.67	A 1.00	RM3 0.90			216,750

TOTAL	28,600 SF	ZONING	RM	FRNT	0
Nbhd	NBHD 13	NOTE			
St Ind	AVERAGE				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	216,800	204,500
BUILDING	447,300	422,500
DETACHED	1,700	1,700
OTHER	0	0
TOTAL	**665,800**	**628,700**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	- 0.90	40 0.60	13 X 12		156	18.69	1,700

PHOTO 02/01/2021

BLDG COMMENTS

EXTRA FIXTURE

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.02	CAPE [100%]
QUALITY	A	1.00	AVG [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	2/1/2021	TCK
LIST	2/1/2011	JH
REVIEW	3/10/2021	MR

YEAR BLT	1985	SIZE ADJ	1.000
NET AREA	1,652	DETAIL ADJ	1.000
$NLA(RCN)	$308	OVERALL	1.020

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	7	$9,282
GARAGE SPACES	0	1.00
% BSMT FIN	0	1.00
# 1/2 BATHS	0	1.00
# OF UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR & WALL	1.00
EXT COVER	1	WD SHINGLE	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/CMP SH	1.00
FLOOR COVER	1	HARDWOOD	1.00
INT FINISH	2	DRYWALL	1.00
HEATING/COOL	2	HOT WATER	1.00
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	816		60.18	49,107
A	BAS	L	BASE AREA	816	1985	266.52	217,477
A	USF	L	UPPER STORY FIN	612	2008	187.53	114,765
B	WDK	N	WOOD DECK	216		39.98	8,636
C	OPA	N	OPEN PORCH	96		51.00	4,896
D	BAS	L	BASE AREA	224	2010	266.52	59,700
E	AGR	N	ATT GARAGE	384		42.20	16,206
E	ATF	N	ATTIC FINISH	288		78.54	22,620
	GFP	O	GAS FIREPLACE	1		3,188.50	3,189
	ODS	O	OUTDOOR SHOWER	1		2,463.30	2,463

TOTAL RCN	508,341

CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
KITCHEN	G
BATHS	A
HEAT/ELEC	A

EFF.YR/AGE	2009 / 14		
COND	12	12 %	
FUNC	0		
ECON	0		
DEPR	12	% GD	88
RCNLD	$447,300		