

Key: 462

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 481

LEGAL

CURRENT OWNER		PARCEL ID		LOCATION			
DURKIN GEORGE M JR TRUSTEE & DURKIN KAREN A TRUSTEE 255 COOK STREET DENVER, CO 80206		69-12-0		71 GOULD DRIVE			
		TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
		DURKIN GEORGE M JR TRUSTE		07/22/2013	F	1 (200960)	
		DURKIN GEORGE M & KAREN		08/31/2005	QS	850,000 (177787)	
		SCHECHTER ROBERT P & SUSA		10/11/2000	N	485,000 (159346)	

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 %
422	10/07/2009	1	NEW CONSTRUC	1,300,000	12/15/2010	JH	100 100
421	10/07/2009	6	DEMO	5,000	04/15/2010	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	39,200	5	1.00	A	1.00	A	1.00	876,800	1.33	A	1.00	BA+	4.00			1,052,660

TOTAL	39,204 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 5	NOTE	LAND	1,052,700	993,100			
St Ind	AVERAGE		BUILDING	1,940,800	1,853,500			
Infl	AVERAGE		DETACHED	6,900	6,700			
			OTHER	0	0			
TOTAL			TOTAL	3,000,400	2,853,300			

DETACHED

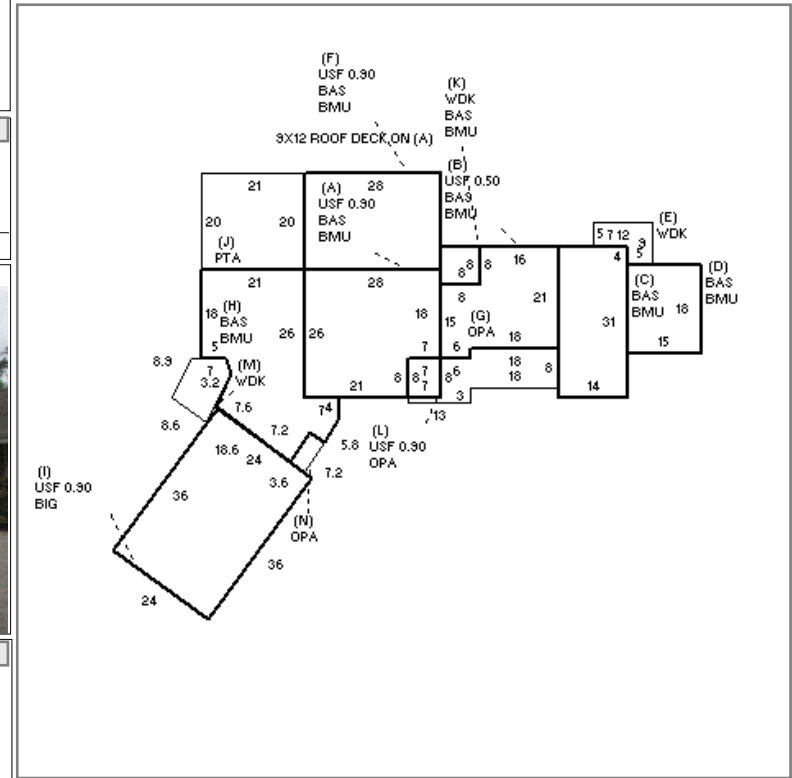
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	
SHF	G	1.20	10 0.90	10X12	2010	120	25.67	2,800
DDK	G	1.20	10 0.90	ROOF DECK9X1	2010	108	15.00	1,500
PTD	A	1.00	10 0.90	13X20+12X12	2010	404	7.20	2,600



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	11/2/2020	NF
MODEL	1		RESIDENTIAL	LIST	4/14/2010	JH
STYLE	5	1.05	COLONIAL [100%]	REVIEW	1/19/2021	MR
QUALITY	V	1.65	VERY GOOD [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS



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YEAR BLT	2010	SIZE ADJ	0.970	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	2,205,420
NET AREA	5,315	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	3,152		79.34	250,090	CONDITION ELEM	CD
\$NLA(RCN)	\$415	OVERALL	1.080	EXT COVER	1	WD SHINGLE	1.00	+	BAS	L	BASE AREA	1,106	2010	383.48	424,125	EXTERIOR	A
CAPACITY		UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	605	2010	252.93	153,024	INTERIOR	A
STORIES	1.75	1.00		ROOF COVER	1	ASPH/CMP SH	1.00	B	BAS	L	BASE AREA	452	2010	383.48	173,331	KITCHEN	A
ROOMS	12	1.00		FLOOR COVER	1	HARDWOOD	1.00	+	USF	L	UPPER STORY FIN	1,558	2010	252.93	394,071	BATHS	A
BEDROOMS	5	1.00		INT FINISH	1	PLASTER	1.00	+	BAS	L	BASE AREA	830	2010	383.48	318,286	HEAT/ELEC	A
BATHROOMS	3	1.00		HEATING/COOL	9	WARM/CL AIR	1.03	+	WDK	N	WOOD DECK	240		67.76	16,262		
FIXTURES	15	\$34,749		FUEL SOURCE	2	GAS	1.00	+	OPA	N	OPEN PORCH	287		86.43	24,805		
GARAGE SPACES	3	1.00						+	BAS	L	BASE AREA	764	2010	383.48	292,975		
% BSMT FIN	0	1.00						I	BIG	N	BUILT-IN GARAGE	864		82.21	71,026	EFF.YR/AGE	2010 / 13
# 1/2 BATHS	1	1.00						J	PTA	N	PATIO	420		21.99	9,234	COND	12 12 %
# OF UNITS	1	1.00						F21	O	FPL 2S 1OP	2		17,546.40	35,093	FUNC	0	
								ODS	O	OUTDOOR SHOWER	2		4,174.40	8,349	ECON	0	
															DEPR	12 % GD 88	
															RCNLD	\$1,940,800	