

Key: 5006

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 5.226

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
THIBAUT PAUL J & RITA L 648 CASCADE DRIVE FAIRFIELD, CT 06825				137-41-0				73 DEER PATH CIRCLE			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
THIBAUT PAUL J & RITA L				12/29/2017	QS	495,000	30994-288				
LAW JAMES W & DANEEN R				12/14/2012	QS	456,000	26951-159				
PIERSON ANTHONY J & KAREN				06/28/2004	QS	456,000	18770-071				

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	%
24-655	08/08/2024	7	ALTERATIONS	33,840				0
23-1226	12/01/2023	7	ALTERATIONS	19,950	05/28/2024	TCK	100	100
23-978	09/18/2023	7	ALTERATIONS	8,200	05/28/2024	TCK	100	100
	12/29/2017	16	MLS REVIEW	495,000	08/08/2018	JMG	100	100
424	05/15/2013	5	OTHER	12,600	08/07/2014	RJM	100	100

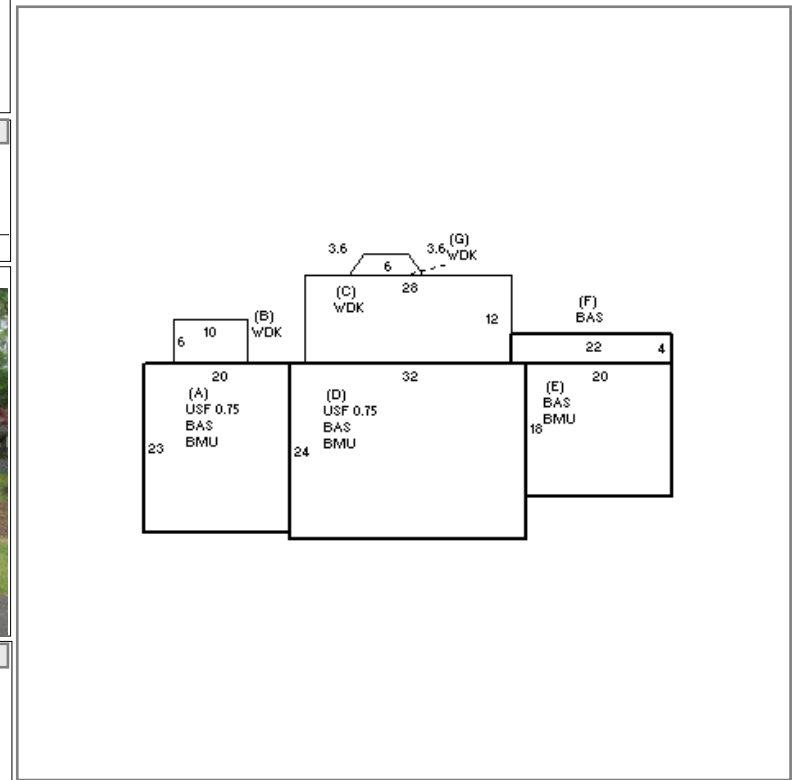
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	25,300	9	1.00	A	1.00	A	1.00	241,120	1.84	A	1.00	R05	1.10			257,420

TOTAL	25,300 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 9	NOTE				LAND	257,400	242,900
St Ind	AVERAGE		BUILDING	490,900	469,900			
Infl	AVERAGE		DETACHED	3,200	3,200			
			OTHER	0	0			
						TOTAL	751,500	716,000

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
HTB	A	1.00	20 0.80		1	4,058.10	3,200



BUILDING	CD	ADJ	DESC	MEASURE	6/5/2019	NF
MODEL	1		RESIDENTIAL	LIST	6/5/2019	EST
STYLE	4	1.02	CAPE [100%]	REVIEW	6/11/2024	EMZ
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			



YEAR BLT	1968	SIZE ADJ	0.990
NET AREA	2,597	DETAIL ADJ	1.000
\$NLA(RCN)	\$259	OVERALL	0.980

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	8	1.00
BEDROOMS	4	1.00
BATHROOMS	3	1.00
FIXTURES	9	\$11,466
GARAGE SPACES	1	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	14	ELECT BB+AC	1.01
FUEL SOURCE	3	ELECTRIC	0.95

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,588		51.06	81,083
+	BAS	L	BASE AREA	1,676	1968	229.59	384,790
+	USF	L	UPPER STORY FIN	921	1968	176.55	162,602
+	WDK	N	WOOD DECK	420		38.03	15,973
	BMG	O	BSMT GARAGE	1		4,314.50	4,315
	F21	O	FPL 2S 1OP	1		9,848.50	9,849
	ODS	O	OUTDOOR SHOWER	1		2,343.00	2,343

TOTAL RCN	672,420
CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
KITCHEN	A
BATHS	G
HEAT/ELEC	A

EFF.YR/AGE	1979 / 44
COND	27 27 %
FUNC	0
ECON	0
DEPR	27 % GD 73

RCNLD	\$490,900
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