

Key: 7044

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 7.272

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
DOWNEY MARK F & CAROLYN J 115 BREEZY KNOLL DRIVE WATERTOWN, CT 06795				52-29-0				30 TROUT POND LANE			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
DOWNEY MARK F & CAROLYN J				03/19/2014	QS	305,000	28041-180				
EMMONS CLIFFORD L & CYNTH				10/08/1999	H	149,900	12595-220				
LEWIS DONALD ETAL				06/24/1999	H	N/A-N/A	N/A-N/A				

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	%
187	03/03/2021	7	ALTERATIONS	12,000	05/03/2022	TCK	100	100
644	07/12/2019	3	OUT BUILDING	4,500	07/08/2020	MR	100	100
285	04/14/2017	7	ALTERATIONS	5,000	08/15/2017	NF	100	100

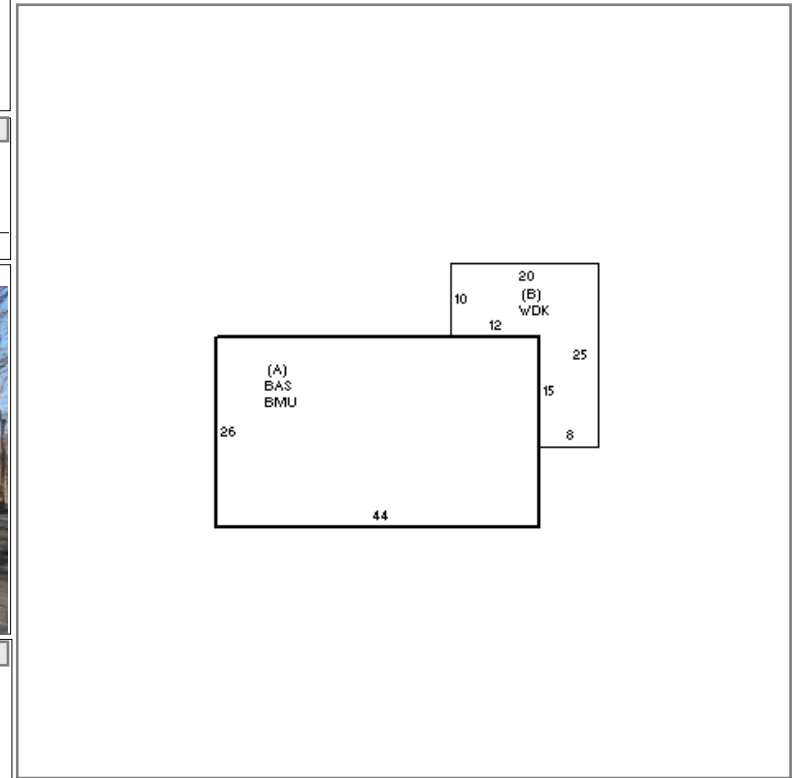
LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	18,500	14	1.00	A	1.00	A	1.00	252,080	2.36	A	1.00	R03	1.15			252,780

TOTAL	18,500 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 14	NOTE	LAND	252,800	259,200			
St Ind	AVERAGE		BUILDING	293,800	280,900			
Infl	AVERAGE		DETACHED	2,100	2,100			
			OTHER	0	0			
			TOTAL	548,700	542,200			

DETAILED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	01 1.00 8X12	2019	96	22.01	2,100



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	8/15/2017	NF
MODEL	1		RESIDENTIAL	LIST	5/19/2018	NF
STYLE	1	1.00	RANCH [100%]	REVIEW	5/23/2022	MR
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS
PULL DOWN TO STAIRS ATTIC

LOADING

YEAR BLT	1984	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	381,546		
NET AREA	1,144	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,144		56.46	64,594	CONDITION ELEM	CD		
\$NLA(RCN)	\$334	OVERALL	1.000	EXT COVER	1	WD SHINGLE	1.00	A	BAS	L	BASE AREA	1,144	1984	253.90	290,456	EXTERIOR	A		
				ROOF SHAPE	1	GABLE	1.00	B	WDK	N	WOOD DECK	320		39.20	12,544	INTERIOR	A		
				ROOF COVER	1	ASPH/CMP SH	1.00	F11	O	FPL 1S 1OP	1			7,637.00	7,637	KITCHEN	G		
				FLOOR COVER	1	HARDWOOD	1.00	ODS	O	OUTDOOR SHOWER	1			2,415.00	2,415	BATHS	A		
				INT FINISH	2	DRYWALL	1.00									HEAT/ELEC	A		
				HEATING/COOL	2	HOT WATER	1.00												
				FUEL SOURCE	1	OIL	1.00												
																		EFF.YR/AGE	1987 / 36
																		COND	23 23 %
																		FUNC	0
																		ECON	0
																		DEPR	23 % GD 77
																		RCNLD	\$293,800