

Key: 7174

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 7.403

LEGAL

| CURRENT OWNER | | PARCEL ID | | LOCATION | |
|--|--|------------|----|-----------------------|--------------|
| BABES IN THE WOODS LLC 3182 MUNROE DRIVE MIAMI, FL 33133 | | 72-4-0 | | 555 CROWELLS BOG ROAD | |
| TRANSFER HISTORY | | DOS | T | SALE PRICE | BK-PG (Cert) |
| BABES IN THE WOODS LLC | | 07/07/2017 | B | 100 (213439) | |
| FREIDIN PHILIP & ELLEN CA | | 07/31/2014 | QS | 1,425,000 (204059) | |
| ISRAEL HOWARD & ADELE Z | | 09/18/1987 | XX | 200,000 (112180) | |

| 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 % |
| 415 | 07/09/2020 | 7 | ALTERATIONS | 3,000 | 01/15/2021 | TCK | 100 100 |
| 1087 | 11/21/2016 | 77 | SOLAR PANELS | 32,000 | 03/03/2017 | NF | 100 100 |
| 511 | 06/18/2013 | 8 | YARD ITEMS | 525 | 08/14/2014 | RJM | 100 100 |
| | | 12 | CYCLICAL NON | | 03/05/2013 | SF | 100 100 |
| 1 | 01/02/2013 | 7 | ALTERATIONS | 700 | 08/14/2014 | RJM | 100 100 |

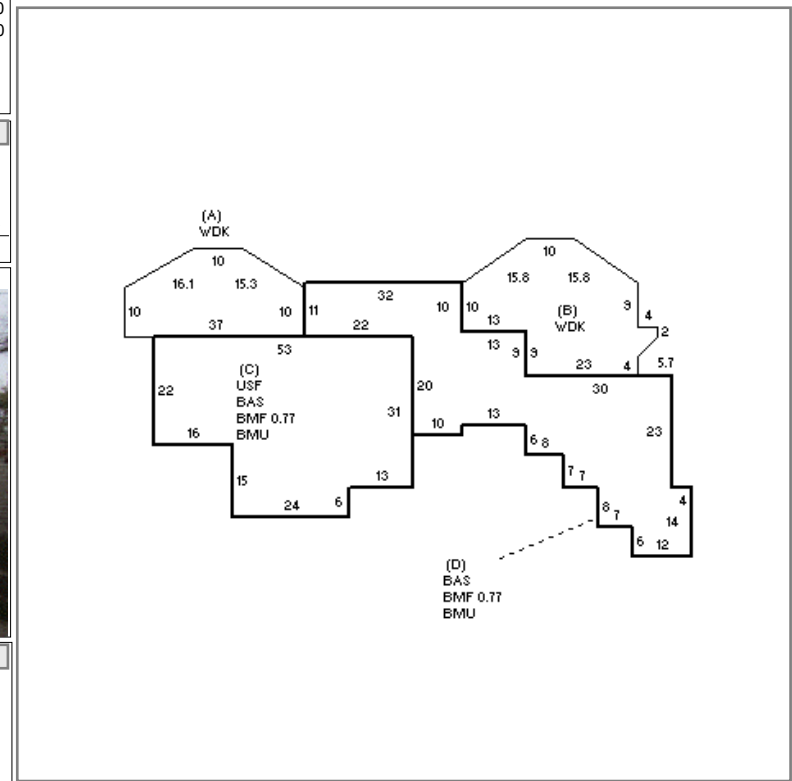
LAND

| CD | T | AC/SF/UN | Nbhd | St Ind | Infl | ADJ BASE | SAF | Topo | Lpi | VC | CREDIT AMT | ADJ VALUE | |
|-----|---|----------|------|--------|------|----------|-----|------|---------|------|------------|-----------|-----------|
| 100 | S | 60,000 | 13 | 1.00 | 13F | 1.00 | A | 1.00 | 767,200 | 1.00 | A | 1.00 | 1,061,720 |
| 300 | A | 0.953 | 13 | 1.00 | 13F | 1.00 | A | 1.00 | 42,000 | 1.00 | A | 1.00 | 40,030 |
| 350 | A | 0.230 | 13 | 1.00 | 13F | 1.00 | A | 1.00 | 2,100 | 1.00 | A | 1.00 | 480 |

| TOTAL | 2.560 Acres | ZONING | RR | FRNT | 0 | ASSESSED | CURRENT | PREVIOUS |
|--------|---------------|--------|----------|-----------|-----------|--------------|------------------|------------------|
| Nbhd | NBHD 13 | NOTE | | | | LAND | 1,102,200 | 1,039,800 |
| St Ind | CROWELL'S BOG | | LAND | 1,919,500 | 1,835,800 | | | |
| Infl | AVERAGE | | DETACHED | 45,900 | 45,500 | | | |
| | | | OTHER | 0 | 0 | | | |
| | | | | | | TOTAL | 3,067,600 | 2,921,100 |

DETACHED

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD | PHOTO |
|-----|------|------|----------|----|-------|-----------|--------|------------|
| GFL | G | 1.20 | 10 0.90 | | 784 | 65.04 | 45,900 | 01/15/2021 |



BUILDING

| BUILDING | CD | ADJ | DESC | MEASURE | 1/15/2021 | TCK |
|----------|----|------|------------------|---------|-----------|-----|
| MODEL | 1 | | RESIDENTIAL | LIST | 1/15/2021 | EST |
| STYLE | 8 | 0.95 | CONTEMPOR [100%] | REVIEW | 2/1/2021 | MR |
| QUALITY | E | 2.10 | EXCELLENT [100%] | | | |
| FRAME | 1 | 1.00 | WD FRAME [100%] | | | |

| BLDG COMMENTS |
|-----------------------|
| 32 SOLAR PANELS (EST) |

| YEAR BLT | 1988 | SIZE ADJ | 0.970 |
|------------|-------|------------|-------|
| NET AREA | 4,943 | DETAIL ADJ | 1.000 |
| \$NLA(RCN) | \$504 | OVERALL | 0.950 |

| CAPACITY | UNITS | ADJ |
|---------------|-------|----------|
| STORIES | 2 | 1.00 |
| ROOMS | 11 | 1.00 |
| BEDROOMS | 5 | 1.00 |
| BATHROOMS | 3 | 1.00 |
| FIXTURES | 12 | \$31,122 |
| GARAGE SPACES | 0 | 1.00 |
| % BSMT FIN | 80 | 1.00 |
| # 1/2 BATHS | 1 | 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 | 2 | WD SHINGLE | 1.01 |
| FLOOR COVER | 1 | HARDWOOD | 1.00 |
| INT FINISH | 2 | DRYWALL | 1.00 |
| HEATING/COOL | 8 | HEAT PUMP | 1.04 |
| FUEL SOURCE | 3 | ELECTRIC | 0.95 |

| S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN |
|---|-----|---|-----------------|-------|------|-----------|-----------|
| + | WDK | N | WOOD DECK | 1,348 | | 75.86 | 102,257 |
| + | BMU | N | BSMT UNFINISHED | 3,300 | | 88.83 | 293,131 |
| + | BMF | N | BSMT FINISH | 2,541 | | 53.60 | 136,192 |
| + | BAS | L | BASE AREA | 3,300 | 1988 | 429.31 | 1,416,733 |
| C | USF | L | UPPER STORY FIN | 1,643 | 1988 | 297.69 | 489,101 |
| | F21 | O | FPL 2S 10P | 1 | | 19,643.70 | 19,644 |
| | ODS | O | OUTDOOR SHOWER | 1 | | 4,673.40 | 4,673 |

| TOTAL RCN | 2,492,853 |
|----------------|-----------|
| 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 | \$1,919,500 |
|-------|-------------|
|-------|-------------|