

Key: 728

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 749

LEGAL

LAND

DETACHED

BUILDING

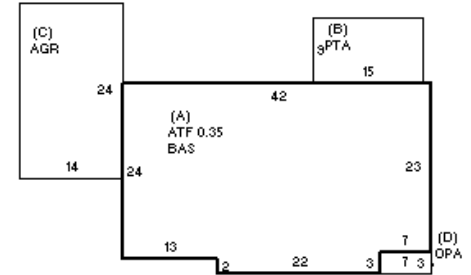
CURRENT OWNER		PARCEL ID		LOCATION		
LIPSCOMB EARLE F & PATRICIA W 5260 SOUTH LANDINGS DRIVE #808 FORT MYERES, FL 33919		78-77-728		38 FRIENDSHIP LANE		
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)	
LIPSCOMB EARLE F & PATRIC		06/29/2018	O	430,000	31376-251	
DONNELLY ROBERT & KATHRYN		02/09/2018	DC		31074-288	
DONNELLY EVELYN LIFE ESTA		01/05/2009	F		23350-227	

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1020	100	CONDOMINIUM				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
895	10/19/2018	7	ALTERATIONS	43,000	07/02/2019	NF	100	100
148	06/29/2018	15	SALE REVIEW	430,000	04/23/2019	JMG	100	100
	03/16/2015	7	ALTERATIONS	36,800	05/19/2016	WFF	100	100

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd		NOTE				LAND	0	0
St Ind			BUILDING	788,600	744,700			
Infl			DETACHED	0	0			
			OTHER	0	0			
						TOTAL	788,600	744,700

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	12/10/2008	SAM
MODEL	10		CONDO RES	LIST	12/10/2008	SAM
STYLE	3	1.00	DUPLEX [100%]	REVIEW	7/10/2019	EMZ
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	N/A [100%]			

BLDG COMMENTS
ATF=1RM + 1/2 BATH

YEAR BLT	1977	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ
NET AREA	1,411	DETAIL ADJ	2.555	COMPLEX	5	SEAPINES	2.20
\$NLA(RCN)	\$608	OVERALL	1.000	STYLE	43	05-FRIENDSHIP	1.15
				VIEW/LOC	1	NONE	1.00
				HVAC	14	ELEC BB+AC	1.01
				END/MIDDLE	1	END	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	857,224
A	BAS	L	BASE AREA	1,045	1977	635.81	664,426	CONDITION ELEM CD	
A	ATF	L	ATTIC FIN	366	1977	446.68	163,484	INTERIOR	G
B	PTA	N	PATIO	135		12.90	1,742	KITCHEN	G
C	AGR	N	ATT GARAGE	336		38.70	13,003	BATHS	G
D	OPA	N	OPEN PORCH	21		41.38	869	EXTERIOR	

EFF.YR/AGE	1997 / 26
COND	8 8 %
FUNC	0
ECON	0
DEPR	8 % GD 92
RCNLD	\$788,600