Key: 7343

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 7,573

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
LYONS MICHAEL C/O LYONS MICHAEL TRUSTEE 2465 HOPEFIELD COURT CAPE CORAL, FL 33991	73-71-0	108 SHEEP POND CIRCLE

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
LYONS MICHAEL TRUSTEE	04/08/2024	F	1	36302-138
LYONS MICHAEL	12/05/2005	QS	446,000	20539-063
DOUGHTY JOHN C & JULIA M	07/29/2002	QS	350,000	15412-003

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

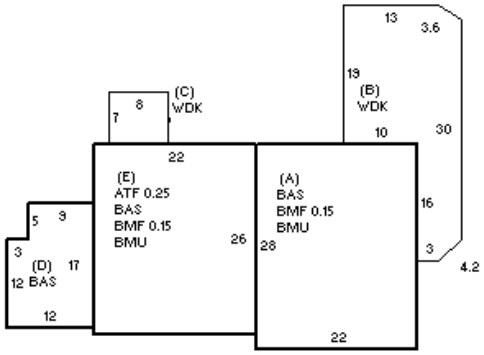
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
980	10/26/2021	3	OUT BUILDING	6,800	04/13/2022	TCK	100	100
164	03/02/2017	2	ADD	75,000	05/18/2018	NF	100	100
217	03/24/2014	7	ALTERATIONS	1,800	06/09/2015	MW	100	100
182	03/12/2014	7	ALTERATIONS	48,000	06/09/2015	MW	100	100
73	01/31/2014	6	DEMO	8,500	06/09/2015	MW	100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	19,500	15 1.00	A 1.00	A 1.00	328,800	2.26	A 1.00	R04 1.50			332,590

TOTAL	19,515 SF	ZONING	RM	FRNT	0
Nbhd	NBHD 15	NOTE			
St Ind	AVERAGE				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	332,600	313,800
BUILDING	374,700	358,400
DETACHED	3,900	3,800
OTHER	0	0
TOTAL	**711,200**	**676,000**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	30 0.70	8 X 8		64	22.01	1,000
PTD	A 1.00	30 0.70	9X12		108	9.00	700
SHF	A 1.00	10 0.90	8X14	2021	112	21.39	2,200

PHOTO 04/13/2022

BLDG COMMENTS

BMF=ALL PURPOSE RM NO HEAT

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	1	1.00	RANCH [100%]
QUALITY	A	1.00	AVG [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	5/18/2018	NF
LIST	5/31/2018	NF
REVIEW	4/28/2022	MR

YEAR BLT	1981	SIZE ADJ	1.000
NET AREA	1,377	DETAIL ADJ	1.000
$NLA(RCN)	$349	OVERALL	1.050

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	5	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	6	$8,190
GARAGE SPACES	0	1.00
% BSMT FIN	15	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	11	HTWT/CL AIR	1.05
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,188		59.29	70,432
+	BMF	N	BSMT FINISH	178		42.35	7,539
+	BAS	L	BASE AREA	1,188	1981	258.83	307,484
+	WDK	N	WOOD DECK	449		41.16	18,481
D	BAS	L	BASE AREA	189	2017	258.83	48,919
E	ATF	N	ATTIC FINISH	143		80.85	11,562
	MST	O	MAS/METAL STACK	1		5,278.40	5,278
	ODS	O	OUTDOOR SHOWER	1		2,535.80	2,536

TOTAL RCN 480,420

CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	G
BATHS	A
HEAT/ELEC	A

EFF.YR/AGE 1989 / 34

COND	22	22 %	
FUNC	0		
ECON	0		
DEPR	22	% GD	78

RCNLD $374,700