

Key: 779

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 800

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
GUBALA RONALD A & RUTH M 551 SPENCER DRIVE WYCOFF, NJ 07481				78-77-779				38 KNOLL LANE			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
GUBALA RONALD A & RUTH M				09/14/2001	QS	304,100		14233-340			
SHERRY WILLIAM T JR & DON				09/20/1993	A	100		8788-137			

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1020	100	CONDOMINIUM				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
86	02/06/2014	7	ALTERATIONS	15,840	06/01/2015	MW	100	100
201	03/07/2013	7	ALTERATIONS	1,500	08/04/2014	RJM	100	100
453	07/30/2003	7	ALTERATIONS	9,500	12/15/2008	SAM	100	100

LAND

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	721,700	681,400			
Infl			DETACHED	1,000	1,000			
			OTHER	0	0			
						TOTAL	722,700	682,400

DETACHED

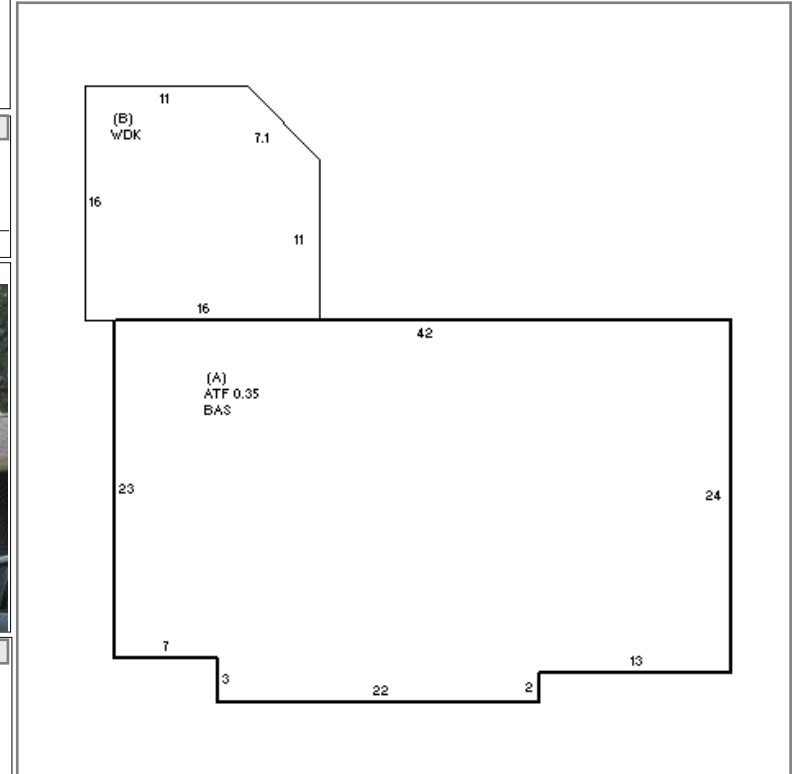
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	10 0.90 7X7	1990	49	22.94	1,000



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	12/15/2008	SAM
MODEL	10		CONDO RES	LIST	12/15/2008	EST
STYLE	3	1.00	DUPLEX [100%]	REVIEW	12/16/2008	SAM
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	N/A [100%]			



YEAR BLT	1977	SIZE ADJ	1.000
NET AREA	1,411	DETAIL ADJ	2.530
\$NLA(RCN)	\$595	OVERALL	1.000
CAPACITY		UNITS	ADJ
ROOMS	5	1.00	
BEDROOMS	2	1.00	
BATHS	2	1.00	
HALF BATHS	0	1.00	
FIREPLACES	1	\$3,300	
% COMMON OWNER	0	1.00	
FIXTURES	6	\$7,800	

ELEMENT	CD	DESCRIPTION	ADJ
COMPLEX	5	SEAPINES	2.20
STYLE	46	05-KNOLL	1.15
VIEW/LOC	1	NONE	1.00
HVAC	5	ELECTRIC BB	1.00
END/MIDDLE	1	END	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BAS	L	BASE AREA	1,045	1977	629.59	657,924
A	ATF	L	ATTIC FIN	366	1977	442.31	161,884
B	WDK	N	WOOD DECK	244		33.90	8,272

TOTAL RCN	839,180
CONDITION ELEM	CD
INTERIOR	A
KITCHEN	A
BATHS	A
EXTERIOR	A
EFF.YR/AGE	1978 / 45
COND	14 14 %
FUNC	0
ECON	0
DEPR	14 % GD 86
RCNLD	\$721,700