

Key: 80

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 85

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
WARREN STEVE & BORCHERS ELLEN 345 EAST 86TH STREET NEW YORK, NY 10028				38-38-0				14 CEDAR HILL ROAD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
WARREN STEVE & BORCHERS E				08/25/2022	QS	1,100,000	35327-30				
ROBSON DOROTHY A				04/10/2018	F	1	31192-172				
ROBSON RONALD W & DOROTHY				08/14/2002	A	1	15473-093				

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	%
NP	08/25/2022	16	MLS REVIEW	1,100,000	06/13/2023	JMG	100	100
320		12	CYCLICAL NON		08/15/2007	JH	100	100
155	06/14/1999	2	ADD	500	01/03/2000	LB	100	100
	05/11/1992	5	OTHER	376			100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	17,500	1	1.00	A	1,139,840	2.47	A	1.00	BGD	5.20	1,130,940

DETACHED

TOTAL	17,500 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 1	NOTE				LAND	1,130,900	1,067,000
St Ind	AVERAGE		LAND	149,400	144,300			
Infl	AVERAGE		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	1,280,300	1,211,300

BUILDING

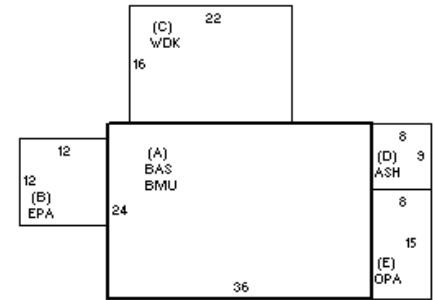
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 03/16/2018



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	3/16/2018	NF
MODEL	1		RESIDENTIAL	LIST	3/16/2018	EST
STYLE	1	1.00	RANCH [100%]	REVIEW	11/19/2018	TD
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			



YEAR BLT	1962	SIZE ADJ	1.000
NET AREA	864	DETAIL ADJ	1.000
\$NLA(RCN)	\$393	OVERALL	1.000

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	1	FORCED AIR	1.00
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	864		59.00	50,976
A	BAS	L	BASE AREA	864	1962	276.08	238,533
B	EPA	N	ENCLOSED PORCH	144		80.50	11,592
C	WDK	N	WOOD DECK	352		39.20	13,798
D	ASH	N	ATT SHED	72		27.97	2,014
E	OPA	N	OPEN PORCH	120		50.00	6,000
F11	O		FPL 1S IOP	1		7,637.00	7,637
ODS	O		OUTDOOR SHOWER	1		2,415.00	2,415

TOTAL RCN	339,465
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT/ELEC	A
EFF.YR/AGE	1962 / 61
COND	36 36 %
FUNC	20 condition
ECON	0
DEPR	56 % GD 44
RCNLD	\$149,400