

Key: 8351

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 8.592

LEG  
AL  
LAND

CURRENT OWNER				PARCEL ID				LOCATION				
KENNEDY BARBAARA A TRUSTEE 56 EVELYN STREET OAKVILLE, CT 06779				82-21-0				78 LANDING DRIVE				
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)				
KENNEDY BARBAARA A TRUSTEE				06/15/2020	F	10 (222702)						
KENNEDY BARBARA A TRUSTEE				06/15/2020	F	10 (222701)						
KENNEDY BARBARA A TRUSTEE				08/06/2019	F	1 (184127)						
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,900	17	1.00	A	1.00	A	1.00	R06	1.35		359,930

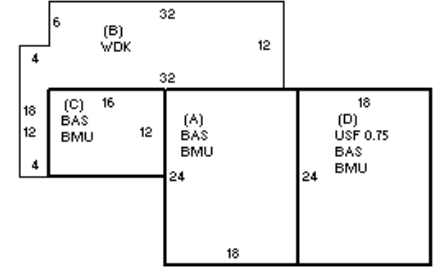
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
699	09/19/2022	7	ALTERATIONS	9,400	03/13/2023	TCK	100	100
614	09/12/2006	12	CYCLICAL NON	3,000	05/20/2016	WFF	100	100
		7	ALTERATIONS		08/14/2007	JH	100	100
		12	CYCLICAL NON		04/21/2004	JB	100	100

LAND

TOTAL	40,900 SF	ZONING	RR	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 17	NOTE				LAND	359,900	339,600
St Ind	AVERAGE		BUILDING	421,000	402,800			
Infl	AVERAGE		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	780,900	742,400

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/20/2016	WFF
MODEL	1		RESIDENTIAL	LIST	8/14/2007	JH
STYLE	4	1.02	CAPE [100%]	REVIEW	4/3/2023	EMZ
QUALITY	A+	1.20	AVG + [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS

BLDG

YEAR BLT	1988	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	546,793		
NET AREA	1,380	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,056		71.14	75,128	CONDITION ELEM	CD		
\$NLA(RCN)	\$396	OVERALL	1.050	EXT COVER	1	WD SHINGLE	1.00	+	BAS	L	BASE AREA	1,056	1988	329.23	347,662	EXTERIOR	A		
				ROOF SHAPE	6	SALTBOX	1.00	B	WDK	N	WOOD DECK	456		49.39	22,523	INTERIOR	A		
				ROOF COVER	1	ASPH/CMP SH	1.00	D	USF	L	UPPER STORY FIN	324	1988	234.01	75,821	KITCHEN	A		
				FLOOR COVER	3	W/W CARPET	1.00		F21	O	FPL 2S 1OP	1		12,790.30	12,790	BATHS	A		
				INT FINISH	2	DRYWALL	1.00		ODS	O	OUTDOOR SHOWER	1		3,042.90	3,043	HEAT/ELEC	A		
				HEATING/COOL	9	WARM/CL AIR	1.03												
				FUEL SOURCE	2	GAS	1.00												
																		EFF.YR/AGE	1988 / 35
																		COND	23 23 %
																		FUNC	0
																		ECON	0
																		DEPR	23 % GD 77
																		RCNLD	\$421,000