

Key: 1086

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 1.192

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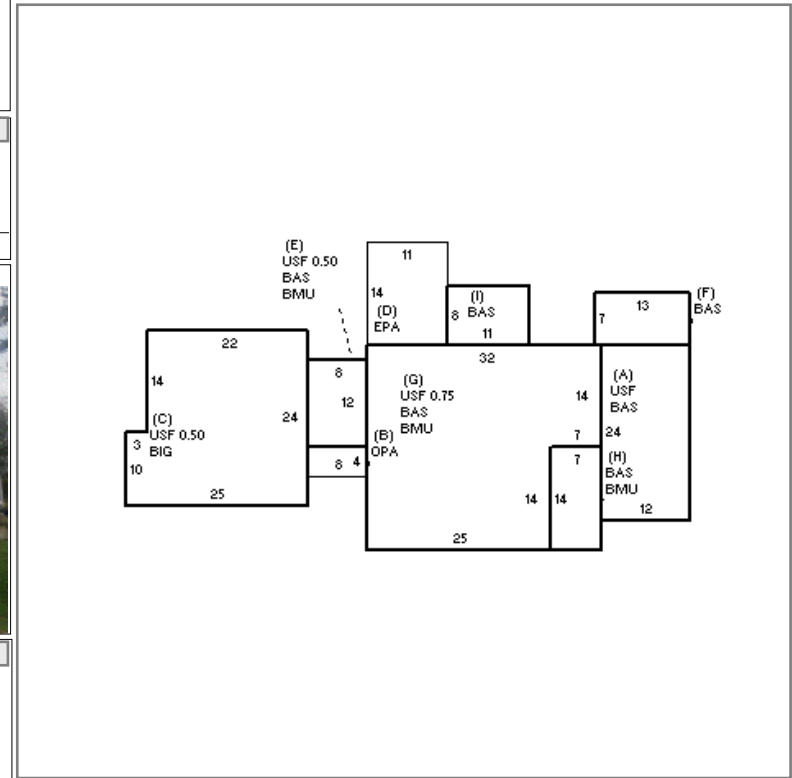
CURRENT OWNER				PARCEL ID				LOCATION				
CORBELLINI GEORGE E & INGRID M 6 WIDGEON WAY BREWSTER, MA 02631				138-10-0				6 WIDGEON WAY				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
CORBELLINI GEORGE E & ING				08/16/2007	QS	550,000	(183884)					
AMERSON NANCY R				11/28/2006	DC		(DOC# 1,050,178)					
AMERSON ROBERT C & NANCY				03/28/1986	XX	225,000	(105796)					
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	18,384 8	1.00 8-A	1.00 A	1.00	416,480	2.37	A	1.00 R08	1.90		417,100

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	%
23-848	07/31/2023	7	ALTERATIONS	60,000	05/02/2024	NF	100	100
440	05/12/2021	7	ALTERATIONS	18,260	05/13/2022	TCK	100	100
522	08/17/2020	7	ALTERATIONS	1,500	12/08/2020	NF	100	100
374	07/07/2008	7	ALTERATIONS	3,500	03/28/2009	JH	100	100
11	01/13/1992	5	OTHER	13,500			100	100

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TOTAL	18,384 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 8	NOTE				LAND	417,100	393,500
St Ind	SEAVIEW RD		LAND	582,300	542,700			
Infl	AVERAGE		DETACHED	2,800	2,800			
			OTHER	0	0			
						TOTAL	1,002,200	939,000

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
HTB	A	1.00 30 0.70			1	4,058.10	2,800	05/21/2024



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BUILDING	CD	ADJ	DESC	MEASURE	2/11/2021	REF
MODEL	1		RESIDENTIAL	LIST	11/16/2007	JH
STYLE	4	1.02	CAPE [100%]	REVIEW	5/21/2024	EMZ
QUALITY	+	1.10	PLUS AVE [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS
INFO @ DOOR (2/11/2021)

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YEAR BLT	1980	SIZE ADJ	0.990
NET AREA	2,673	DETAIL ADJ	1.000
\$NLA(RCN)	\$283	OVERALL	1.020
CAPACITY		UNITS	ADJ
STORIES		1.75	1.00
ROOMS		9	1.00
BEDROOMS		5	1.00
BATHROOMS		3	1.00
FIXTURES		9	\$13,127
GARAGE SPACES		2	1.00
% BSMT FIN		0	1.00
# 1/2 BATHS		0	1.00
# OF UNITS		1	1.00

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	FLR & WALL	1.00	+	BAS	L	BASE AREA	1,361	1980	268.33	365,199
EXT COVER	1	WD SHINGLE	1.00	+	USF	L	UPPER STORY FIN	1,214	1980	187.54	227,679
ROOF SHAPE	1	GABLE	1.00	B	OPA	N	OPEN PORCH	32		55.54	1,777
ROOF COVER	1	ASPH/CMP SH	1.00	C	BIG	N	BUILT-IN GARAGE	558		54.06	30,163
FLOOR COVER	3	W/W CARPET	1.00	D	EPA	N	ENCLOSED PORCH	154		84.95	13,082
INT FINISH	2	DRYWALL	1.00	+	BMU	N	BSMT UNFINISHED	992		65.54	65,012
HEATING/COOL	2	HOT WATER	1.00	H	BAS	L	BASE AREA	98	1980	268.33	26,297
FUEL SOURCE	1	OIL	1.00	F22	O		FPL 2S 2OP	1		13,853.60	13,854

TOTAL RCN	756,189
CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	A
KITCHEN	G
BATHS	A
HEAT/ELEC	A
EFF.YR/AGE	1987 / 36
COND	23 23 %
FUNC	0
ECON	0
DEPR	23 % GD 77
RCNLD	\$582,300