

Key: 1115

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 1.221

LEG
AL
LAND

CURRENT OWNER				PARCEL ID				LOCATION				
AZHAR SYED M & MONICA A FAY 93 JEFFERSON ROAD FRANKLIN, MA 02038-3390				126-52-0				120 OLD BOG ROAD				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
AZHAR SYED M & MONICA A F				07/10/2020	QS	597,000	(222997)					
CONNELL EDWARD J & ROSEMO				10/31/2008	F	10	(187290)					
CONNELL EDWARD F & ROSEMO				05/03/2000	QS	325,000	(157520)					
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	35,408	8	1.00	8-A	1.00	A	1.00	R08	1.90		484,690

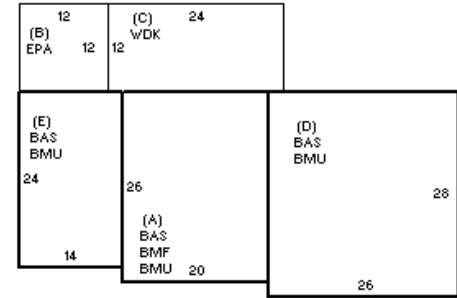
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
NP	07/10/2020	15	SALE REVIEW	597,000	02/18/2021	JMG	100	100
394		12	CYCLICAL NON		06/25/2007	JH	100	100
301	06/09/2006	7	ALTERATIONS	7,000	06/25/2007	JH	100	100
	06/20/1996	5	OTHER	400			100	100

DE
TACH
ED

TOTAL	35,408 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 8	NOTE				LAND	484,700	457,300
St Ind	SEAVIEW RD		BUILDING	475,700	454,700			
Infl	AVERAGE		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	960,400	912,000

BU
ILD
ING

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

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BUILDING	CD	ADJ	DESC	MEASURE	2/10/2021	NF
MODEL	1		RESIDENTIAL	LIST	6/25/2007	JH
STYLE	1	1.00	RANCH [100%]	REVIEW	2/18/2021	JMG
QUALITY	+	1.10	PLUS AVE [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	1988	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	587,296		
NET AREA	1,584	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,584		57.89	91,699	CONDITION ELEM	CD		
\$NLA(RCN)	\$371	OVERALL	1.000	EXT COVER	1	WD SHINGLE	1.00	A	BMF	N	BSMT FINISH	520		44.37	23,071	EXTERIOR	G		
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,584	1988	265.73	420,912	INTERIOR	G		
				ROOF COVER	1	ASPH/CMP SH	1.00	B	EPA	N	ENCLOSED PORCH	144		88.55	12,751	KITCHEN	A		
				FLOOR COVER	1	HARDWOOD	1.00	C	WDK	N	WOOD DECK	288		43.12	12,419	BATHS	A		
				INT FINISH	2	DRYWALL	1.00	BMG	O	O	BSMT GARAGE	2		3,402.85	6,806	HEAT/ELEC	A		
				HEATING/COOL	2	HOT WATER	1.00	F11	O	O	FPL 1S IOP	1		8,400.70	8,401				
				FUEL SOURCE	2	GAS	1.00	ODS	O	O	OUTDOOR SHOWER	1		2,656.50	2,657				
																		EFF.YR/AGE	1995 / 28
																		COND	19 19 %
																		FUNC	0
																		ECON	0
																		DEPR	19 % GD 81
																		RCNLD	\$475,700