

Key: 112

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 119

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION				
BICKNELL BRUCE CURTIS TRUSTEE & TODD STEVEN WALKER & WILLIAM RUSSELL				50-14-0				183 CEMETERY ROAD				
24 HOLMESWOOD DRIVE SANDOWN, NH 03873				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)	
				BICKNELL BRUCE CURTIS TRU				10/06/2023	J	1	36021-277	
				TODD STEVEN W ET AL				05/23/2019	J	150,000	32038-235	
				VIRGINIA TODD BLAKE TR &				07/29/2011	F		25593-60	

CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD	
1010	100	SINGLE FAMILY			1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %
159	11/01/2019	30	ABATEMENT RE		11/18/2019	JMG	100 100
	02/21/2019	7	ALTERATIONS	18,000	07/06/2020	NF	100 100

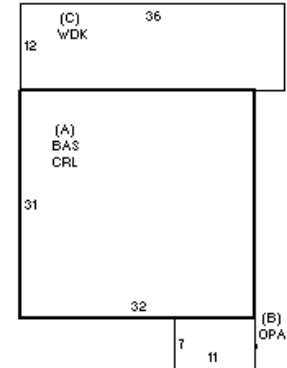
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,000	3	1.00	A	2,235,840	1.31	15	0.85	BSB	12.00	2,698,610

TOTAL	40,000 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 3	NOTE FY2020 SF Estimated; DEM Restricted Dune				LAND	2,698,600	2,546,000
St Ind	AVERAGE		BUILDING	161,800	152,900			
Infl	AVERAGE		DETACHED	800	800			
			OTHER	25,400	24,000			
						TOTAL	2,886,600	2,723,700

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
PTD	L	0.80	20 0.80	12X12		144	7.20	800



BLDG COMMENTS  
Stairs to beach



BUILDING	CD	ADJ	DESC	MEASURE	11/18/2019	JMG
MODEL	1		RESIDENTIAL	LIST	11/18/2019	JMG
STYLE	6	1.05	COTT/BUNGLW [100%]	REVIEW	1/6/2020	BOA
QUALITY	-	0.90	MINUS AVE [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	1930	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	992	DETAIL ADJ	1.000	FOUNDATION	1	PIER	1.00	A	CRL	N	BSMT CRAWL	992		21.95	21,774
\$NLA(RCN)	\$272	OVERALL	0.910	EXT COVER	1	WD SHINGLE	1.00	A	BAS	L	BASE AREA	992	1930	218.03	216,290
				ROOF SHAPE	1	GABLE	1.00	B	OPA	N	OPEN PORCH	77		40.95	3,153
				ROOF COVER	2	WD SHINGLE	1.01	C	WDK	N	WOOD DECK	432		32.10	13,869
				FLOOR COVER	2	SOFTWOOD	1.00	O	F11	O	FPL 1S 1OP	1		6,254.70	6,255
				INT FINISH	3	WD PANEL	1.00	ODS	O	O	OUTDOOR SHOWER	1		1,977.90	1,978
				HEATING/COOL	13	NONE	0.90								
				FUEL SOURCE	8	NONE	0.95								

TOTAL RCN	269,707	CONDITION ELEM	CD
		EXTERIOR	A
		INTERIOR	A
		KITCHEN	A
		BATHS	F
		HEAT/ELEC	A

EFF. YR/AGE	1933 / 90
COND	40 40 %
FUNC	0
ECON	0
DEPR	40 % GD 60
RCNLD	\$161,800

