

Key: 1214

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 1.323

LEGAL

CURRENT OWNER		PARCEL ID		LOCATION	
MACGREGOR HELEN C ETAL TRSTES 3003 MAIN STREET BREWSTER, MA 02631		101-42-0		3003 MAIN STREET	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
MACGREGOR HELEN C ETAL T MACGREGOR HELEN C		05/23/2000	F		(157738) 1050-554

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 %
954	12/17/2012	7	ALTERATIONS	1,875	02/12/2013	SF	100 100
348	07/20/2010	7	ALTERATIONS	11,000	12/22/2010	JH	100 100
567	09/05/2007	7	ALTERATIONS	32,000	09/17/2008	JH	100 100
116	02/23/2007	7	ALTERATIONS	7,000	09/17/2008	JH	100 100
397	06/13/2006	7	ALTERATIONS	3,000	06/26/2007	JH	100 100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	60,000	10	1.00	A	1.00	A	1.00	219,200	1.00	A	1.00	R03	1.00			303,350
300	A	0.683	10	1.00	A	1.00	A	1.00	12,000	1.00	A	1.00	R03	1.00			8,200

TOTAL	2.060 Acres	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 10	NOTE				LAND	311,600	293,900
St Ind	AVERAGE		LAND	550,800	520,200			
Infl	AVERAGE		DETACHED	23,200	23,100			
			OTHER	0	0			
						TOTAL	885,600	837,200

DETACHED

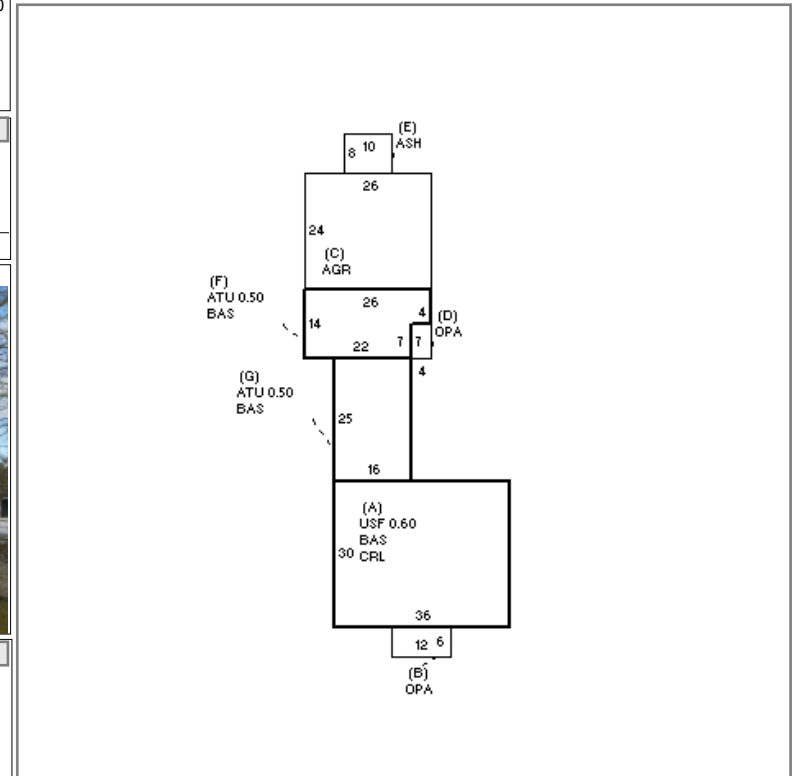
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
FBN	A	1.00	30 0.70 48X20		960	27.42	18,400
SHF	A	1.00	30 0.70 15X24		360	19.22	4,800



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	6/26/2007	JH
MODEL	1		RESIDENTIAL	LIST	9/17/2008	JH
STYLE	4	1.02	CAPE [100%]	REVIEW	1/26/2011	JH
QUALITY	G	1.30	GOOD [100%]			
FRAME	1	1.00	WD FRAME [100%]			



YEAR BLT	1736	SIZE ADJ	1.000
NET AREA	2,464	DETAIL ADJ	1.000
\$NLA(RCN)	\$349	OVERALL	1.020
CAPACITY		UNITS	ADJ
STORIES		1.75	1.00
ROOMS		8	1.00
BEDROOMS		4	1.00
BATHROOMS		3	1.00
FIXTURES		9	\$15,514
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	A	CRL	N	BSMT CRAWL	1,080		34.01	36,729
EXT COVER	2	CLAPBOARD	1.00	A	USF	L	UPPER STORY FIN	648	1736	243.78	157,972
ROOF SHAPE	1	GABLE	1.00	+	OPA	N	OPEN PORCH	100		66.30	6,630
ROOF COVER	1	ASPH/CMP SH	1.00	C	AGR	N	ATT GARAGE	624		49.15	30,669
FLOOR COVER	2	SOFTWOOD	1.00	E	ASH	N	ATT SHED	80		37.10	2,968
INT FINISH	1	PLASTER	1.00	+	BAS	L	BASE AREA	1,816	1736	307.25	557,961
HEATING/COOL	2	HOT WATER	1.00	F	ATU	N	ATTIC UNF	168		70.81	11,896
FUEL SOURCE	1	OIL	1.00	G	ATU	N	ATTIC UNF	200		70.81	14,162
					F23	O	FPL 2S 3OP	1		26,148.70	26,149

TOTAL RCN	860,648	
CONDITION ELEM	CD	
EXTERIOR	G	
INTERIOR	A	
KITCHEN	A	
BATHS	G	
HEAT/ELEC	A	
EFF.YR/AGE	1961 / 62	
COND	36	36 %
FUNC	0	
ECON	0	
DEPR	36	% GD 64
RCNLD	\$550,800	