Key: 1265

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 1.375

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
HARPER JACQUE &	101-51-0	3184 MAIN STREET
BROSE RUTH		
P O BOX 2211		
BREWSTER, MA 02631		

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
HARPER JACQUE &	07/16/2010	QS	306,000	24688-298
EVANGELISTA MARK B	10/17/2005	A		20373-283
EVANGELISTA LAURA T & MAR	07/07/2005	F		20021-277

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

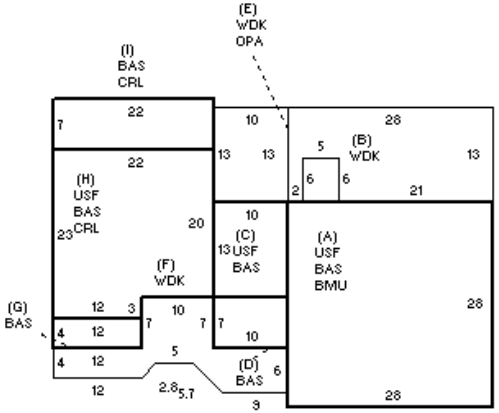
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
527	09/21/2011	2	ADD	150,000	04/14/2016	WFF	100	100
471	09/02/2011	7	ALTERATIONS	4,500	03/13/2012	MR	100	100
449	07/27/2004	8	YARD ITEMS	2,000			100	100
323	06/11/2004	3	OUT BUILDING	3,000			100	100
716	12/30/1996	1	NEW CONSTRUC	101,000	02/28/1997	BC	100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	15,364	10 1.00	A 1.00	A 1.00	219,200	2.76	A 1.00	R03 1.00			213,050

TOTAL	15,364 SF	ZONING	RM	FRNT	0
Nbhd	NBHD 10	NOTE			
St Ind	AVERAGE				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	213,100	201,000
BUILDING	658,700	622,100
DETACHED	3,300	3,300
OTHER	0	0
TOTAL	**875,100**	**826,400**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	01 1.00	10X16	2004	160	20.77	3,300

PHOTO 04/14/2016

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	5	1.05	COLONIAL [100%]
QUALITY	A	1.00	AVG [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	3/13/2012	MR
LIST	3/28/2012	MR
REVIEW	4/2/2012	SEJ

BLDG COMMENTS

EXTRA FIXTURE

YEAR BLT	1996	SIZE ADJ	0.980
NET AREA	3,052	DETAIL ADJ	1.000
$NLA(RCN)	$254	OVERALL	1.050

CAPACITY	UNITS	ADJ
STORIES	2	1.00
ROOMS	8	1.00
BEDROOMS	4	1.00
BATHROOMS	2	1.00
FIXTURES	9	$12,285
GARAGE SPACES	0	1.00
% BSMT FIN	0	1.00
# 1/2 BATHS	0	1.00
# OF UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR & WALL	1.00
EXT COVER	1	WD SHINGLE	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/CMP SH	1.00
FLOOR COVER	1	HARDWOOD	1.00
INT FINISH	1	PLASTER	1.00
HEATING/COOL	2	HOT WATER	1.00
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	784		64.11	50,263
A	BAS	L	BASE AREA	784	1996	243.50	190,906
A	USF	L	UPPER STORY FIN	784	1996	173.74	136,210
+	WDK	N	WOOD DECK	668		40.34	26,945
+	BAS	L	BASE AREA	878	2011	243.50	213,795
+	USF	L	UPPER STORY FIN	606	2011	173.74	105,284
E	OPA	N	OPEN PORCH	130		51.45	6,689
H	CRL	N	BSMT CRAWL	476		31.24	14,872
I	CRL	N	BSMT CRAWL	154		31.24	4,812
	F21	O	FPL 2S 1OP	1		10,445.40	10,445
	ODS	O	OUTDOOR SHOWER	1		2,485.00	2,485

TOTAL RCN	774,991
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT/ELEC	A
EFF.YR/AGE	2003 / 20
COND	15 15 %
FUNC	0
ECON	0
DEPR	15 % GD 85
RCNLD	$658,700