

Key: 1276

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 1.388

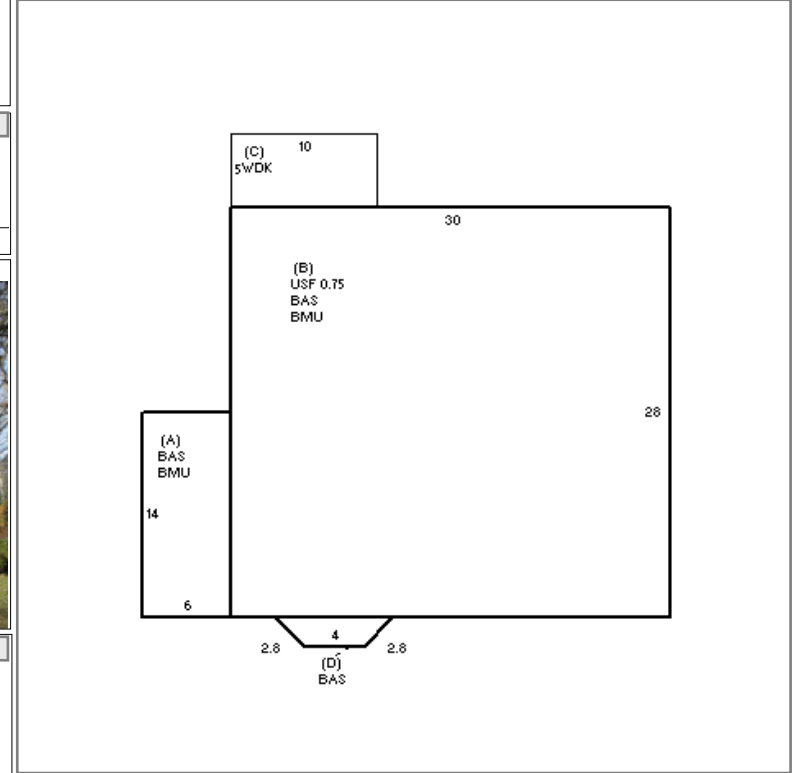
LEGAL LAND

CURRENT OWNER						PARCEL ID				LOCATION			
HUSBAND JONATHAN F & JANET G 67 LINNELL LANDING ROAD BREWSTER, MA 02631						102-34-0				67 LINNELL LANDING ROAD			
TRANSFER HISTORY						DOS		T		SALE PRICE		BK-PG (Cert)	
HUSBAND JONATHAN F & JANE						06/17/2019		F		1		()	
HUSBAND JONATHAN FENTON &						05/16/2001		F		100		13838-097	
HUSBAND JONATHAN F & JANE						10/10/1973		XX		12,000		1947-276	
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	10,400	7	1.00	A	1.00	A	1.00	R06	1.35		274,170	

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	%
862	09/21/2016	7	ALTERATIONS	3,700	02/16/2017	NF	100	100
NP		12	CYCLICAL NON		11/02/2007	JH	100	100
152	03/26/2003	7	ALTERATIONS	50,000			100	100
69	02/05/2002	7	ALTERATIONS	5,000			100	100
626	11/05/1997	5	OTHER	800			100	100

TOTAL	10,400 SF		ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 7		N O T E				LAND	274,200	258,700
St Ind	AVERAGE			BUILDING	352,600	333,000			
Infl	AVERAGE			DETACHED	0	0			
				OTHER	0	0			
			TOTAL	626,800	591,700				

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	1/26/2021	NF
MODEL	1		RESIDENTIAL	LIST	11/2/2007	JH
STYLE	4	1.02	CAPE [100%]	REVIEW	3/1/2021	MR
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS

DETACHED BUILDING

YEAR BLT	1975	SIZE ADJ	1.000
NET AREA	1,566	DETAIL ADJ	1.000
\$NLA(RCN)	\$300	OVERALL	1.070
CAPACITY		UNITS	ADJ
STORIES		1.75	1.00
ROOMS	6		1.00
BEDROOMS	3		1.00
BATHROOMS	2		1.00
FIXTURES	6	\$8,346	
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	2	DRYWALL	1.00
HEATING/COOL	11	HTWT/CL AIR	1.05
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	924		63.13	58,332
B	USF	L	UPPER STORY FIN	630	1975	196.72	123,932
C	WDK	N	WOOD DECK	50		41.94	2,097
+	BAS	L	BASE AREA	936	1975	284.86	266,625
	F21	O	FPL 2S 1OP	1		10,861.60	10,862

TOTAL RCN	470,193	
CONDITION ELEM		CD
EXTERIOR		A
INTERIOR		G
KITCHEN		G
BATHS		A
HEAT/ELEC		A
EFF.YR/AGE	1983 / 40	
COND	25	25 %
FUNC	0	
ECON	0	
DEPR	25	% GD 75
RCNLD	\$352,600	