

Key: 12817

Town of BREWSTER - Fiscal Year 2025

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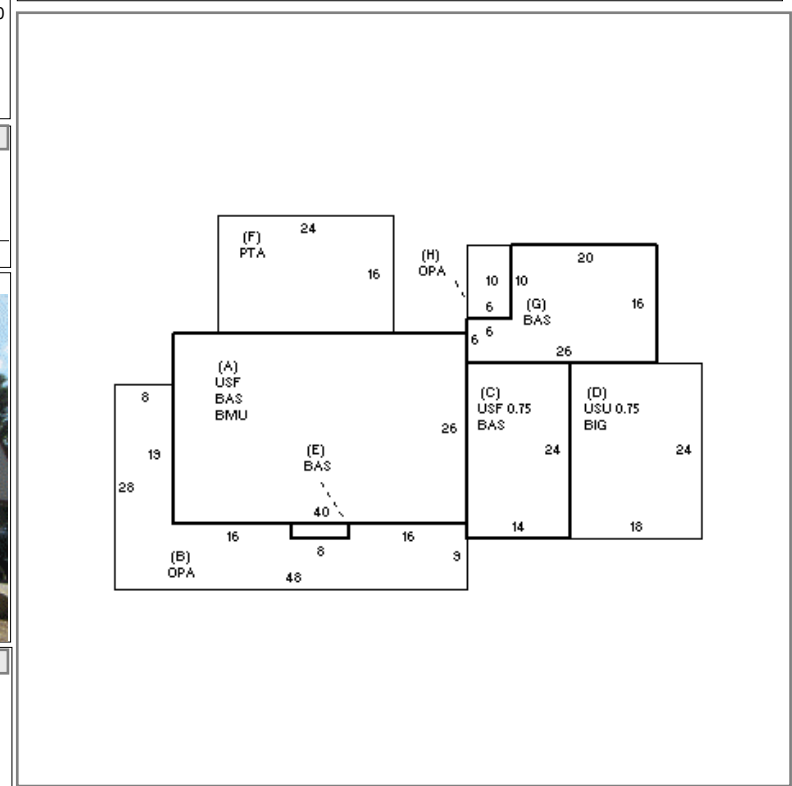
CURRENT OWNER		PARCEL ID		LOCATION	
HUTCHINSON MICHAEL R & STEPHANY E PO BOX 534 BREWSTER, MA 02631		56-93-0		26 MAURY LANE	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
HUTCHINSON MICHAEL R & ST		09/26/2023	G	1	36002-127
HUTCHINSON MICHAEL R & ST		01/14/2000	A	1	12783-133
ELDRIDGE WASHINGTON I JR				1	632-273

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 %
24-131	02/15/2024	7	ALTERATIONS	9,000			0 0
2025-6	09/26/2023	13	SPLIT/SUB/LA		01/31/2024	JMG	100 100
351	04/22/2019	7	ALTERATIONS	65,000	07/16/2020	NF	100 100
		12	CYCLICAL NON		04/18/2019	NF	100 100
64	02/01/2016	7	ALTERATIONS	1,700	03/17/2017	NF	100 100

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE			
100	S	60,000	12	1.00	A	1.00	1.00	230,160	1.00	A	1.00	R04	1.05		318,510
300	A	0.004	12	1.00	A	1.00	A	12,600	1.00	A	1.00	R04	1.05		50

TOTAL	1.381 Acres		ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 12		N O T E	FY25 Becomes Lot 1 on Plan Bk 701 Pg 98; FY2001 Lot 1B on Plan Bk 554 pg 45; Formerly Lot 1 on Plan Bk 554 Pg44			LAND	318,600	300,600
St Ind	AVERAGE			BUILDING	890,600	851,200			
Infl	AVERAGE			DETACHED	81,500	80,700			
				OTHER	0	0			
				TOTAL	1,290,700	1,232,500			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
PTD	G	1.20	10 0.90 18X20	2007	360	9.18	3,000
IPV	G	1.20	10 0.90 18X32	2007	576	41.67	21,600
SHF	G	1.20	10 0.90 8X14		112	25.67	2,600
GFU	G	1.20	10 0.90 30X36		1,080	53.88	52,400
SHF	A	1.00	10 0.90 12X8	2012	96	22.01	1,900



BUILDING	CD	ADJ	DESC	MEASURE	4/18/2019	NF
MODEL	1		RESIDENTIAL	LIST	2/26/2008	JH
STYLE	5	1.05	COLONIAL [100%]	REVIEW	7/23/2020	MR
QUALITY	G	1.30	GOOD [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	2000	SIZE ADJ	0.980
NET AREA	3,040	DETAIL ADJ	1.000
\$NLA(RCN)	\$349	OVERALL	1.050

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,040		75.53	78,552
EXT COVER	1	WD SHINGLE	1.00	+	USF	L	UPPER STORY FIN	1,292	2000	225.86	291,807
ROOF SHAPE	1	GABLE	1.00	+	OPA	N	OPEN PORCH	628		66.89	42,004
ROOF COVER	1	ASPH/CMP SH	1.00	+	BAS	L	BASE AREA	1,392	2000	316.55	440,642
FLOOR COVER	1	HARDWOOD	1.00	D	BIG	N	BUILT-IN GARAGE	432		69.54	30,039
INT FINISH	2	DRYWALL	1.00	D	USU	N	UPPER STORY UNF	324		75.49	24,457
HEATING/COOL	2	HOT WATER	1.00	F	PTA	N	PATIO	384		18.08	6,943
FUEL SOURCE	2	GAS	1.00	G	BAS	L	BASE AREA	356	2019	316.55	112,693
					F21	O	FPL 2S 1OP	1		13,579.00	13,579

TOTAL RCN	1,060,237	
CONDITION ELEM	CD	
EXTERIOR	A	
INTERIOR	A	
KITCHEN	A	
BATHS	A	
HEAT/ELEC	A	
EFF.YR/AGE	2002 / 21	
COND	16	16 %
FUNC	0	
ECON	0	
DEPR	16	% GD 84
RCNLD	\$890,600	

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