

Key: 130

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 139

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
BUTTON JOHN C & DEANNA M 70 HINCKLEY ROAD BREWSTER, MA 02631				50-72-0				70 HINCKLEY ROAD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
BUTTON JOHN C & DEANNA M				01/03/2008	H	328,000	22583-85				
BUTTON JOHN C & DEANNA M				01/03/2008	R	328,000	22583-83				
PATTERSON URSULA M				06/11/2007	DC		22096-271				

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	%
187	03/08/2022	7	ALTERATIONS	70,000	02/27/2023	TCK	100	100
488	05/27/2021	7	ALTERATIONS	1,500	04/29/2022	TCK	100	100
369	07/02/2008	3	OUT BUILDING	3,200	03/09/2009	JH	100	100
626	10/02/2007	1	NEW CONSTRUCT	400,000	01/30/2009	JH	100	100
595	09/25/2007	6	DEMO	5,500	09/29/2008	JH	100	100

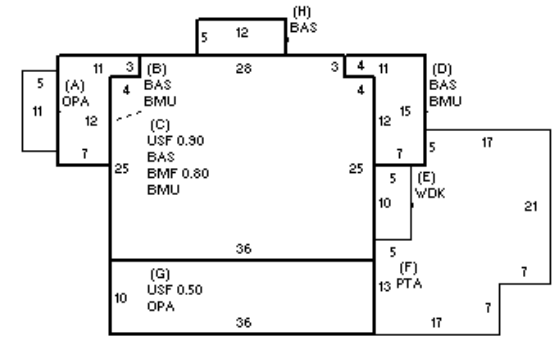
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	9,300 3	1.00	3A	1.00	A	1.00	876,800	4.29	A	1.00	BA+ 4.00	802,380

TOTAL	9,300 SF	ZONING	RM	FRNT	0	ASSESSED	802,400	CURRENT	757,000	PREVIOUS	755,500
Nbhd	NBHD 3	NOTE This parcel is 2 lots -- Lot 35 & 36 on Plan Book 7/27	LAND	799,800	1,600	0	0	1,603,800	1,514,100		
St Ind	BREWSTER PARK		BUILDING	1,600							
Infl	AVERAGE		DETACHED								
			OTHER								

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	10 0.90 8X10	2008	80	22.01	1,600



BLDG COMMENTS  
BMF= EXERC RM, OFFICE, FAM RM, 1/2 BATH (PER OWNER)



BUILDING	CD	ADJ	DESC	MEASURE	10/6/2020	NF
MODEL	1		RESIDENTIAL	LIST	9/29/2008	JH
STYLE	5	1.05	COLONIAL [100%]	REVIEW	3/28/2023	EMZ
QUALITY	G	1.30	GOOD [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	2007	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN			
NET AREA	2,344	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	OPA	N	OPEN PORCH	415		70.20	29,133			
\$NLA(RCN)	\$392	OVERALL	1.080	EXT COVER	1	WD SHINGLE	1.00	+	BMU	N	BSMT UNFINISHED	1,218		76.29	92,924			
				ROOF SHAPE	1	GABLE	1.00	C	BMF	N	BSMT FINISH	787		52.78	41,539			
				ROOF COVER	1	ASPH/CMP SH	1.00	+	USF	L	UPPER STORY FIN	1,066	2007	247.59	263,928			
				FLOOR COVER	1	HARDWOOD	1.00	E	WDK	N	WOOD DECK	50		55.04	2,752			
				INT FINISH	2	DRYWALL	1.00	F	PTA	N	PATIO	538		16.74	9,008			
				HEATING/COOL	9	WARM/CL AIR	1.03	+	BAS	L	BASE AREA	1,278	2007	346.09	442,298			
				FUEL SOURCE	2	GAS	1.00		F21	O	FPL 2S 1OP	1		14,252.00	14,252			
												GEN	O	GENERATOR	1		0.00	
												ODS	O	OUTDOOR SHOWER	1		3,390.70	3,391

TOTAL RCN	919,301
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT/ELEC	A
EFF.YR/AGE	2007 / 16
COND	13 13 %
FUNC	0
ECON	0
DEPR	13 % GD 87
RCNLD	\$799,800