

Key: 13066

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 9.206

LEGALS

CURRENT OWNER		PARCEL ID		LOCATION	
CURTIS TINA W & RAUCH ALLIGATOR 920 GREAT FIELDS ROAD BREWSTER, MA 02631		52-159-0		920 GREAT FIELDS ROAD	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
CURTIS TINA W & DUFFY JUDY CATHERINE BREWSTER TOWN OF		10/10/2008	W	225,000	23208-60
		06/13/2000	N	100	13069-171
		10/05/1955			928-129


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 %
353	11/22/2017	5	OTHER		11/22/2017	JMG	100 100
76	04/26/2013	3	OUT BUILDING	2,975	08/21/2014	RJM	100 100
651	02/28/2005	2	ADD	4,200	04/26/2006	JB	100 100
119	11/08/2004	3	OUT BUILDING				100 100
	03/12/2001	5	OTHER		06/19/2001	LB	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	14	1.00	A	1.00	A	1.00	197,280	1.00	A	1.00	RM3	0.90		273,010
300	A	0.128	14	1.00	A	1.00	A	1.00	10,800	1.00	A	1.00	RM3	0.90		1,380

TOTAL	1.505 Acres	ZONING	RL	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 14	N	Affordable Deed Restriction bk 23208 pg 60 Max Resale	LAND		112,160	117,060	117,060
St Ind	AVERAGE	O	Price Multiplier = 3.06	BUILDING		261,000	261,000	261,000
Infl	AVERAGE	T	OF PARCEL 27-1 FOR F/Y 2002 -- LOT 1 ON PLAN	DETACHED		2,300	2,300	2,300
		E	BOOK 557/31	OTHER		0	0	0
				TOTAL		375,460	380,360	380,360

DETACHED

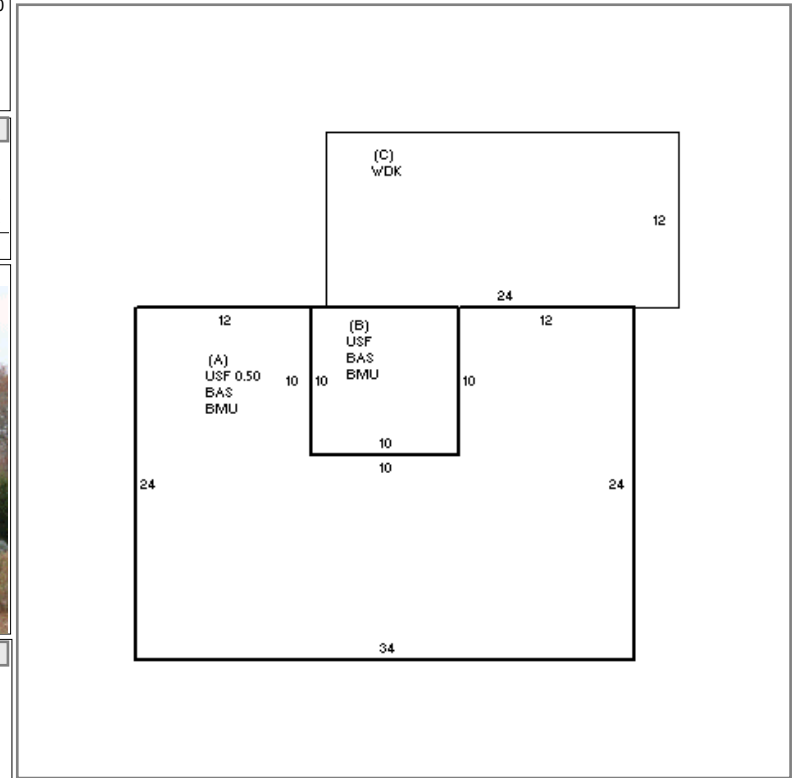
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	03/31/2008
SHF	A	1.00	10 0.90 10X12	2013	120	21.39	2,300		

BUILDING	CD	ADJ	DESC	MEASURE	11/22/2017	JMG
MODEL	1		RESIDENTIAL	LIST	11/22/2017	JMG
STYLE	4	1.02	CAPE [100%]	REVIEW	12/11/2017	BOA
QUALITY	A-	0.90	MINUS AVE [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	2001	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	345,422	
NET AREA	1,274	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	816		54.16	44,196	CONDITION ELEM	CD	
\$NLA(RCN)	\$271	OVERALL	1.020	EXT COVER	1	WD SHINGLE	1.00	+	BAS	L	BASE AREA	816	2001	253.44	206,808	EXTERIOR	F	
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	458	2001	170.50	78,087	INTERIOR	F	
				ROOF COVER	1	ASPH/CMP SH	1.00	C	WDK	N	WOOD DECK	288		35.99	10,364	KITCHEN	A	
				FLOOR COVER	2	SOFTWOOD	1.00									BATHS	A	
				INT FINISH	2	DRYWALL	1.00									HEAT/ELEC	A	
				HEATING/COOL	2	HOT WATER	1.00											
				FUEL SOURCE	2	GAS	1.00											

BUILDING

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				FUEL SOURCE	2	GAS	1.00											



CAPACITY	UNITS	ADJ	EFF.YR/AGE	1993 / 30
STORIES	1.5	1.00	COND	20 20 %
ROOMS	6	1.00	FUNC	0
BEDROOMS	3	1.00	ECON	0 AFFORDABLE
BATHROOMS	1	1.00	DEPR	20 % GD 80
FIXTURES	5	\$5,967	RCNLD	\$276,300
GARAGE SPACES	0	1.00		
% BSMT FIN	0	1.00		
# 1/2 BATHS	1	1.00		
# OF UNITS	1	1.00		