

Key: 13177

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 9.237

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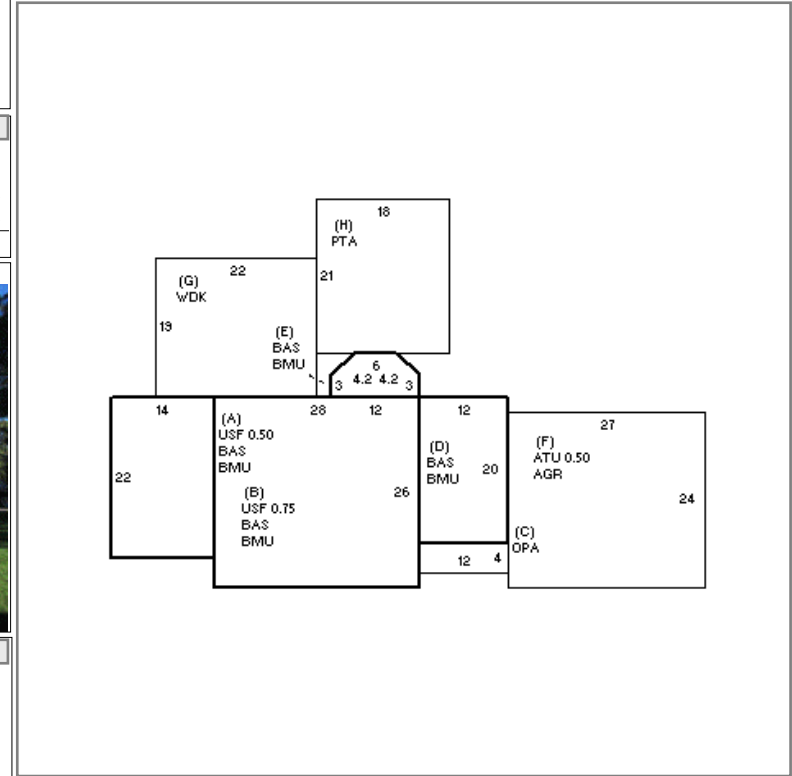
CURRENT OWNER				PARCEL ID				LOCATION															
PHILLIPS JONATHAN R TRUSTEE & ORINGER TRACEY E TRUSTEE 49 ATWOOD CIRCLE BREWSTER, MA 02631				95-214-0				49 ATWOOD CIRCLE															
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)																
PHILLIPS JONATHAN R TRUST				06/06/2022	F	1	35169-279																
PHILLIPS JONATHAN R & ROOHR ALBERT J TRUSTEE &				06/08/2011	QS	560,000	25495-313																
				01/14/2004	F	100	18124-231																
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE											
100	S	22,352	13	1.00	13Q	1.00	A	1.00	252,080	2.02	A	1.00	R06	1.15									261,860

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	%
93	02/12/2015	7	ALTERATIONS	1,000	04/20/2016	WFF	100	100
NP		12	CYCLICAL NON		04/02/2007	JH	100	100
774	12/17/2001	1	NEW CONSTRUC	234,000	03/06/2002	LB	100	100
775	12/17/2001	5	OTHER	5,000	03/06/2002	LB	100	100
776	12/17/2001	5	OTHER	20,000	03/06/2002	LB	100	100

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TOTAL	22,352 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 13	N O T E	SUBDIVISION OF PARCEL 52-1 FOR FY 2003 -- LOT 6 ON PLAN BOOK 568/87			LAND	261,900	247,000
St Ind	ATWOOD CIRCLE		BUILDING	710,500	679,000			
Infl	AVERAGE		DETACHED	3,200	3,200			
			OTHER	0	0			
<b>TOTAL</b>							<b>975,600</b>	<b>929,200</b>

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
HTB	A	1.00	20 0.80		1	4,058.10	3,200



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BUILDING	CD	ADJ	DESC	MEASURE	10/8/2020	TCK
MODEL	1		RESIDENTIAL	LIST	4/2/2007	JH
STYLE	4	1.02	CAPE [100%]	REVIEW	1/12/2021	MR
QUALITY	G	1.30	GOOD [100%]	BLDG COMMENTS		
FRAME	1	1.00	WD FRAME [100%]	INFO @ DOOR 10/8/20		

YEAR BLT	2002	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	845,891		
NET AREA	2,039	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,339		74.17	99,317	CONDITION ELEM	CD		
\$NLA(RCN)	\$415	OVERALL	1.050	EXT COVER	2	CLAPBOARD	1.00	+	BAS	L	BASE AREA	1,339	2002	336.47	450,537			EXTERIOR	A
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	700	2002	250.95	175,667	INTERIOR	A		
				ROOF COVER	1	ASPH/CMP SH	1.00	C	OPA	N	OPEN PORCH	48		68.25	3,276	KITCHEN	A		
				FLOOR COVER	1	HARDWOOD	1.00	F	AGR	N	ATT GARAGE	648		50.60	32,786	BATHS	A		
				INT FINISH	2	DRYWALL	1.00	F	ATU	N	ATTIC UNF	324		72.89	23,617	HEAT/ELEC	A		
				HEATING/COOL	9	WARM/CL AIR	1.03	G	WDK	N	WOOD DECK	418		53.51	22,367				
				FUEL SOURCE	2	GAS	1.00	H	PTA	N	PATIO	378		18.45	6,974				
												F21	O	FPL 2S 1OP	1	13,856.10	13,856		
												ODS	O	OUTDOOR SHOWER	1	3,296.50	3,297		
																EFF.YR/AGE	2002 / 21		
																COND	16 16 %		
																FUNC	0		
																ECON	0		
																DEPR	16 % GD 84		
																RCNLD	\$710,500		