

Key: 13730

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 9.319

LEGAL

CURRENT OWNER		PARCEL ID		LOCATION	
ARNOLD LORI J & DUPREE THERESE 95 HARRISON HILL ROAD BREWSTER, MA 02631		14-31-0		95 HARRISON HILL ROAD	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
ARNOLD LORI J & DUPREE TH		11/20/2007	P	260,000	22486-25
HICKEY KAREN A &		09/14/1995	H	69,900	9841-285

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 %
505	06/17/2013	7	ALTERATIONS	4,800	08/14/2014	RJM	100 100
274	05/13/2008	7	ALTERATIONS	2,700	03/20/2009	JH	100 100
744	11/08/2007	1	NEW CONSTRUC	400,000	03/20/2009	JH	100 100

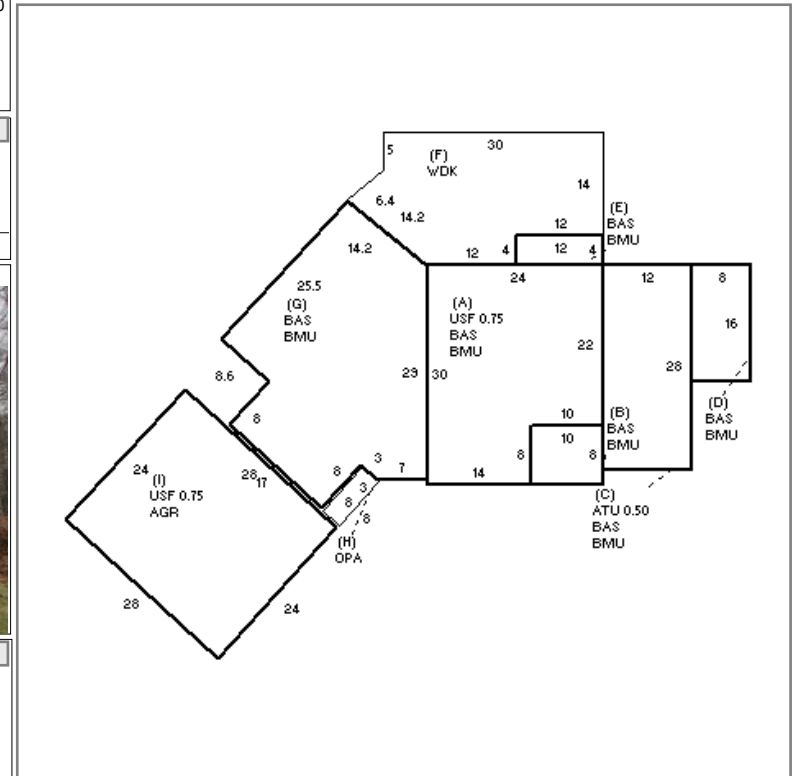
LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	60,000	12	1.00	A	1.00	A	1.00	219,200	1.00	A	1.00	R03	1.00		303,350
300	A	0.001	12	1.00	A	1.00	A	1.00	12,000	1.00	A	1.00	R03	1.00		10

TOTAL	1.378 Acres	ZONING	RL	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 12	N O T E Subdivision of Parcel 82-1 for FY 06 Lot 3 on Plan Book 589/66 & 67 (Building Envelope)				LAND	303,400	286,200
St Ind	AVERAGE		LAND	937,500	885,300			
Infl	AVERAGE		DETACHED	2,800	2,800			
						OTHER	0	0
TOTAL						TOTAL	1,243,700	1,174,300

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
HTB	A	1.00	30 0.70	2008	1	4,058.10	2,800



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	2/6/2018	NF
MODEL	1		RESIDENTIAL	LIST	2/6/2018	NF
STYLE	4	1.02	CAPE [100%]	REVIEW	12/17/2019	MR
QUALITY	G	1.30	GOOD [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS
PULLDOWN STAIRS TO ATTIC

YEAR BLT	2008	SIZE ADJ	0.980
NET AREA	3,007	DETAIL ADJ	1.000
\$NLA(RCN)	\$354	OVERALL	1.050
CAPACITY		UNITS	ADJ
STORIES		1.75	1.00
ROOMS		8	1.00
BEDROOMS		3	1.00
BATHROOMS		2	1.00
FIXTURES		9	\$15,971
GARAGE SPACES		2	1.00
% BSMT FIN		0	1.00
# 1/2 BATHS		1	1.00
# OF UNITS		1	1.00

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	2,023		63.77	129,008
EXT COVER	1	WD SHINGLE	1.00	+	BAS	L	BASE AREA	1,943	2008	296.77	576,622
ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	480	2008	243.43	116,844
ROOF COVER	1	ASPH/CMP SH	1.00	B	BAS	L	BASE AREA	80	2008	296.77	23,742
FLOOR COVER	1	HARDWOOD	1.00	C	ATU	N	ATTIC UNF	168		71.43	12,001
INT FINISH	2	DRYWALL	1.00	F	WDK	N	WOOD DECK	498		52.44	26,115
HEATING/COOL	9	WARM/CL AIR	1.03	H	OPA	N	OPEN PORCH	24		66.88	1,605
FUEL SOURCE	2	GAS	1.00	I	AGR	N	ATT GARAGE	672		49.58	33,319
				I	USF	L	UPPER STORY FIN	504	2013	243.42	122,686
					GFP	O	GAS FIREPLACE	1		4,181.70	4,182
					ODS	O	OUTDOOR SHOWER	1		3,230.50	3,231

TOTAL RCN	1,065,324
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT/ELEC	A
EFF.YR/AGE	2009 / 14
COND	12 12 %
FUNC	0
ECON	0
DEPR	12 % GD 88
RCNLD	\$937,500