

Key: 13888

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 9.349

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER		PARCEL ID		LOCATION		
KELLEY THOMAS 11 GOVERNORS AVE UNIT 1 WINCHESTER, MA 01890		101-19-13888		140-F MILLSTONE ROAD		
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)	
KELLEY THOMAS		11/20/2020	QS	269,000	33494-52	
WILSON BRIAN F & MELANIE		08/22/2014	QS	136,750	28339-268	
ROSENBERG SUSAN J		03/03/2006	QS	184,000	20790-39	

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1020	100	CONDOMINIUM				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
19	01/10/2022	9	HVAC		03/15/2023	TCK	100	100
644	07/15/2021	7	ALTERATIONS	28,000	05/23/2022	TCK	100	100
	11/20/2020	16	MLS REVIEW	269,000	03/25/2021	JMG	100	100
198	03/04/2020	7	ALTERATIONS	3,000	01/13/2021	NF	100	100
1213	12/30/2016	7	ALTERATIONS	3,700	04/10/2017	MR	100	100

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE

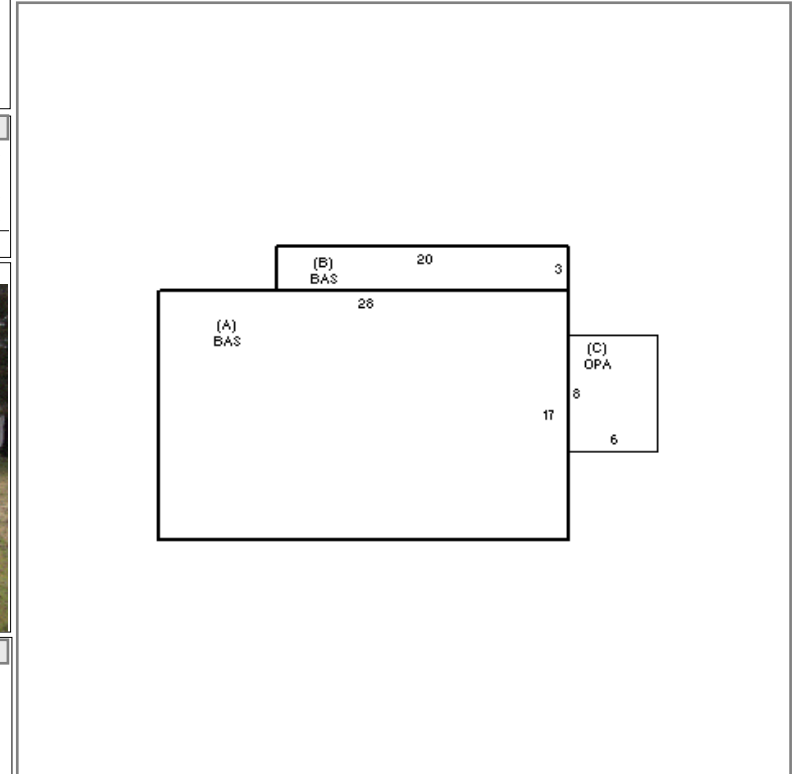
TOTAL	SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd		N O T E Cottages converted to Condos for - F/Y 07 ---- Unit #7 per Plan Book 601/40				LAND	0	0
St Ind			LAND	315,300	297,600			
Infl			DETACHED	0	0			
			OTHER	0	0			
						TOTAL	315,300	297,600

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	3/10/2008	SAL
MODEL	10		CONDO RES	LIST	3/13/2008	SAL
STYLE	2	1.00	STAND ALONE [100%]	REVIEW	4/3/2023	EMZ
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	N/A [100%]			

YEAR BLT	1940	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	536	DETAIL ADJ	2.222	COMPLEX	70	BAYSIDE	2.20	+	BAS	L	BASE AREA	536	1940	642.61	344,441
\$NLA(RCN)	\$654	OVERALL	1.000	STYLE	68	70-BAYSIDE	1.00	C	OPA	N	OPEN PORCH	48		41.40	1,987
				VIEW/LOC	1	NONE	1.00								
				HVAC	14	ELEC BB+AC	1.01								
				END/MIDDLE	0		1.00								



CAPACITY		UNITS	ADJ
ROOMS		3	1.00
BEDROOMS		1	1.00
BATHS		1	1.00
HALF BATHS		0	1.00
FIREPLACES		0	.00
% COMMON OWNER		10.22	1.00
FIXTURES		3	\$3,900

TOTAL RCN	350,328
CONDITION ELEM	CD
INTERIOR	V
KITCHEN	V
BATHS	G
EXTERIOR	A
EFF. YR/AGE	1990 / 33
COND	10 10 %
FUNC	0
ECON	0
DEPR	10 % GD 90
RCNLD	\$315,300