

Key: 1397

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 1.514

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
O'NEIL MARCIA C/O CORRINE KIIMBALL 59 CENTRAL STREET BYFIELD, MA 01922				90-26-0				18 BARNACLE ROAD			
				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)
				O'NEIL MARCIA				01/13/2011	DC	25180-14	
ADAMS SAMUEL				03/08/2005	F	100 19596-198		ADAMS SAMUEL			
ADAMS SAMUEL				04/06/2004	A	100 18415-069					

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	%
796	12/03/2007	7	ALTERATIONS	6,000	09/17/2008	JH	100	100
490	07/31/2007	7	ALTERATIONS	5,000	09/17/2008	JH	100	100
491	07/31/2007	7	ALTERATIONS	4,000	09/17/2008	JH	100	100
86	02/07/2007	7	ALTERATIONS	150,000	10/16/2007	REO	100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	8,800 6	1.00	A	1.00	A	1.00	767,200	4.50	A	1.00	R12 3.50	697,960

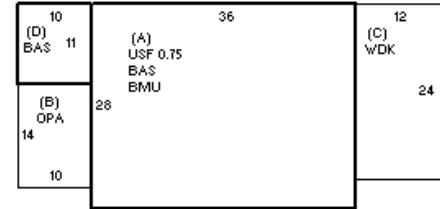
DETAILED

TOTAL	8,800 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 6	NOTE	LAND	698,000	526,800			
St Ind	AVERAGE		BUILDING	468,100	447,200			
Infl	AVERAGE		DETACHED	1,200	1,200			
			OTHER	0	0			
			TOTAL	1,167,300	975,200			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00 30 0.70	8X10		80	22.01	1,200



PHOTO	11/24/2020
BLDG COMMENTS	



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	11/24/2020	NF
MODEL	1		RESIDENTIAL	LIST	11/24/2020	EST
STYLE	5	1.05	COLONIAL [100%]	REVIEW	1/11/2021	MR
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	1986	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	544,336
NET AREA	1,874	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,008		59.29	59,761	CONDITION ELEM	CD
\$NLA(RCN)	\$290	OVERALL	1.050	EXT COVER	1	WD SHINGLE	1.00	A	USF	L	UPPER STORY FIN	756	1986	193.04	145,939	EXTERIOR	G
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	B	OPA	N	OPEN PORCH	140	52.50	7,350	INTERIOR	G
STORIES	1.75	1.00	ROOF COVER	1	ASPH/CMP SH	1.00	1.00	C	WDK	N	WOOD DECK	288		41.16	11,855	KITCHEN	G
ROOMS	7	1.00	FLOOR COVER	2	SOFTWOOD	1.00	1.00	+	BAS	L	BASE AREA	1,118	1986	266.59	298,048	BATHS	G
BEDROOMS	3	1.00	INT FINISH	2	DRYWALL	1.00	1.00	F21	O	FPL 2S 1OP	1		10,658.60	10,659	HEAT/ELEC	G	
BATHROOMS	2	1.00	HEATING/COOL	2	HOT WATER	1.00	1.00	ODS	O	OUTDOOR SHOWER	1		2,535.80	2,536			
FIXTURES	6	\$8,190	FUEL SOURCE	1	OIL	1.00	1.00										
GARAGE SPACES	0	1.00															
% BSMT FIN	0	1.00															
# 1/2 BATHS	0	1.00															
# OF UNITS	1	1.00															
EFF.YR/AGE																2005 / 18	
COND																14	14 %
FUNC																0	
ECON																0	
DEPR																14	% GD 86
RCNLD																\$468,100	