

Key: 14250

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 9.414

LEGAL

LAND

DETACHED

BUILDING

| CURRENT OWNER | | PARCEL ID | | LOCATION | |
|---|--|------------|----|--------------------------|--------------|
| ENTIS JONATHAN J & TANGA MARTINA MARIA 70 GOLDEN STREET BELMONT, MA 02478 | | 94-36-0 | | 1492-1494 LONG POND ROAD | |
| TRANSFER HISTORY | | DOS | T | SALE PRICE | BK-PG (Cert) |
| ENTIS JONATHAN J & OLSON TODD & JODY | | 11/03/2021 | QS | 960,000 | 34629-22 |
| CAPE COD COOPERATIVE BANK | | 01/29/2021 | L | 350,000 | 33743-191 |
| | | 11/03/2020 | I | 1 | 33433-94 |

| 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 % |
| 2023-4 | 11/03/2021 | 16 | MLS REVIEW | 960,000 | 06/07/2022 | JMG | 100 100 |
| 657 | 09/24/2021 | 13 | SPLIT/SUB/LA | | 12/08/2021 | JMG | 100 100 |
| 317 | 07/20/2021 | 10 | INGROUND POO | 74,240 | 05/02/2022 | TCK | 100 100 |
| 109 | 04/01/2021 | 5 | OTHER | 75,000 | 05/02/2022 | TCK | 100 100 |
| | 02/05/2021 | 7 | ALTERATIONS | 1,200 | 05/02/2022 | TCK | 100 100 |

| CD | T | AC/SF/UN | Nbhd | St Ind | Infl | ADJ BASE | SAF | Topo | Lpi | VC | CREDIT AMT | ADJ VALUE | | | | |
|-----|---|----------|------|--------|------|----------|-----|------|---------|------|------------|-----------|-----|------|--|---------|
| 100 | S | 60,000 | 13 | 1.00 | A | 1.00 | A | 1.00 | 197,280 | 1.00 | A | 1.00 | RM2 | 0.90 | | 273,010 |
| 300 | A | 0.249 | 13 | 1.00 | A | 1.00 | A | 1.00 | 10,800 | 1.00 | A | 1.00 | RM2 | 0.90 | | 2,690 |

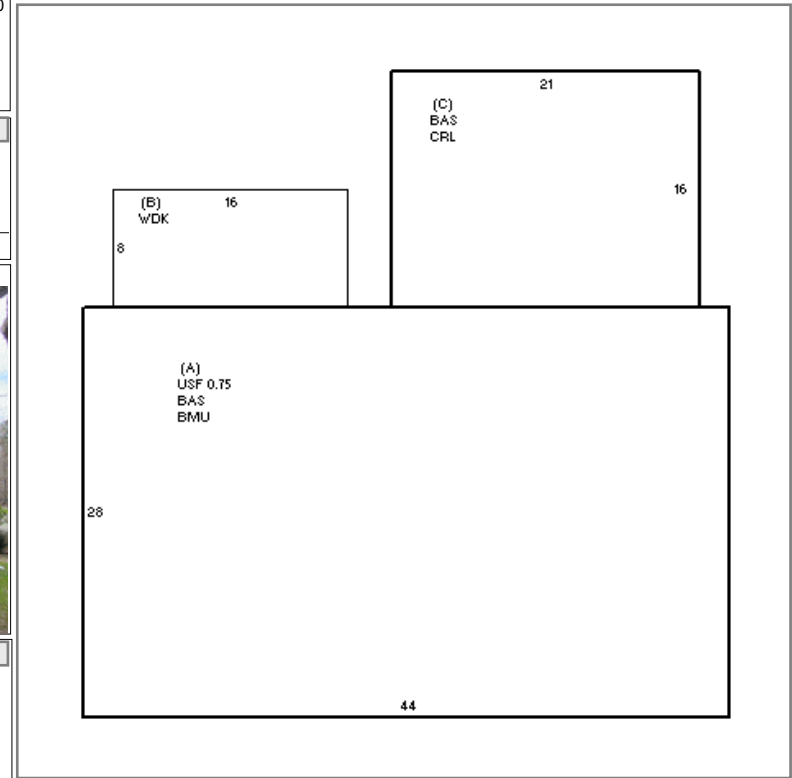
| TOTAL | 1.626 Acres | ZONING | RM | FRNT | 0 | ASSESSED | CURRENT | PREVIOUS |
|--------|-------------|---|----|------|---|----------|---------|----------|
| Nbhd | NBHD 13 | N FY23 Subdivision 94-36-0 becomes Lot 3 Plan Bk 692 Pg 9; FY09 Subdivision of M42 P41 This is Lot 1 on Plan Book 620/8 | | | | LAND | 275,700 | 260,100 |
| St Ind | AVERAGE | O | | | | BUILDING | 596,600 | 569,900 |
| Infl | AVERAGE | T | | | | DETACHED | 20,900 | 20,700 |
| | | E | | | | OTHER | 0 | 0 |
| | | | | | | TOTAL | 893,200 | 850,700 |

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD | PHOTO |
|-----|------|------|----------|-------|-------|-----------|-------|--------|
| IPV | A | 1.00 | 01 1.00 | 18X36 | 2021 | 645 | 32.47 | 20,900 |



| BLDG COMMENTS |
|---------------|
| Wetbar |

| BUILDING | CD | ADJ | DESC | MEASURE | 11/13/2020 | TCK |
|----------|----|------|-----------------|---------|------------|-----|
| MODEL | 1 | | RESIDENTIAL | LIST | 11/13/2020 | EST |
| STYLE | 4 | 1.02 | CAPE [87%] | REVIEW | 5/20/2022 | MR |
| QUALITY | A | 1.00 | AVG [100%] | | | |
| FRAME | 1 | 1.00 | WD FRAME [100%] | | | |



| YEAR BLT | 1990 | SIZE ADJ | 1.000 | ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN | TOTAL RCN | 655,650 | | |
|------------|-------|------------|-------|--------------|----|-------------|------|---|-----|---|-----------------|-------|------|-----------|---------|----------------|-----------|-----------|----|
| NET AREA | 2,492 | DETAIL ADJ | 1.000 | FOUNDATION | 4 | FLR & WALL | 1.00 | A | BMU | N | BSMT UNFINISHED | 1,232 | | 55.26 | 68,084 | CONDITION ELEM | CD | | |
| \$NLA(RCN) | \$263 | OVERALL | 1.017 | EXT COVER | 1 | WD SHINGLE | 1.00 | A | BAS | L | BASE AREA | 1,232 | 1990 | 245.68 | 302,673 | EXTERIOR | G | | |
| | | | | ROOF SHAPE | 1 | GABLE | 1.00 | A | USF | L | UPPER STORY FIN | 924 | 1990 | 185.07 | 171,000 | INTERIOR | G | | |
| | | | | ROOF COVER | 1 | ASPH/CMP SH | 1.00 | B | WDK | N | WOOD DECK | 128 | | 39.87 | 5,103 | KITCHEN | V | | |
| | | | | FLOOR COVER | 3 | W/W CARPET | 1.00 | C | CRL | N | BSMT CRAWL | 336 | | 30.88 | 10,375 | BATHS | V | | |
| | | | | INT FINISH | 2 | DRYWALL | 1.00 | C | BAS | L | BASE AREA | 336 | 2004 | 245.68 | 82,548 | HEAT/ELEC | A | | |
| | | | | HEATING/COOL | 2 | HOT WATER | 1.00 | | | | | | | | | EFF.YR/AGE | 2013 / 10 | | |
| | | | | FUEL SOURCE | 2 | GAS | 1.00 | | | | | | | | | COND | 10 10 % | | |
| | | | | | | | | | | | | | | | | | FUNC | 0 | |
| | | | | | | | | | | | | | | | | | ECON | 0 | |
| | | | | | | | | | | | | | | | | | DEPR | 9 % GD | 91 |
| | | | | | | | | | | | | | | | | | RCNLD | \$596,600 | |