Key: 1506

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 1,643

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
HEWLETT ELISABETH B TRUSTEE MBH REALTY TRUST C/O ELISABETH H LESSIG 1 GINGERBREAD LANE YARMOUTHPORT, MA 02675	90-167-0	2926 MAIN STREET

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
HEWLETT ELISABETH B TRUS	02/02/2001	QS	289,000	(160266)
SMITH SHIRLEY D	03/04/1994	A	128,000	(133110)

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
0310	50	MULTI-USE COM		1	1 of 1

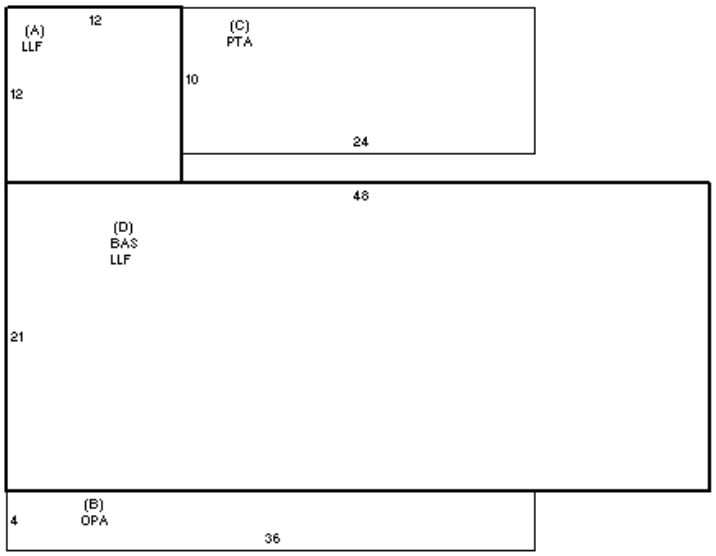
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
	03/04/2024	22	I & E				0	0
	02/25/2022	22	I & E				0	0
143	02/23/2017	7	ALTERATIONS	7,000	07/03/2018	PJK	100	100
72	02/06/2001	7	ALTERATIONS	2,000	03/25/2008	JH	100	100
39	01/12/2001	7	ALTERATIONS	800	03/25/2008	JH	100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
103	S	26,400	CIM 1.00	A 1.00	A 1.00	322,400	1.36	A 1.00	C02 1.00			265,560

TOTAL	26,400 SF	ZONING	RM	FRNT	0
Nbhd	CIM	NOTE			
St Ind	AVERAGE				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	265,600	255,400
BUILDING	116,500	112,600
DETACHED	1,400	1,400
OTHER	0	0
TOTAL	383,500	369,400



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	50 0.50	10 X 12		120	21.39	1,300
SW2	A 1.00	20 0.80	2 X 2		4	40.60	100

PHOTO 07/03/2018

BLDG COMMENTS

THE MEWS(ANTIQUES)/INFO AT DOOR

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	6		CIM-6
STYLE	15	1.20	APARTMENT [53%]
QUALITY	A	1.00	AVG [100%]
FRAME	1	1.00	WOOD FRAME [100%]

MEASURE	3/25/2008	JH
LIST	3/25/2008	EST
REVIEW	5/2/2008	ER

YEAR BLT	1978	SIZE ADJ	1.350
NET AREA	2,160	DETAIL ADJ	1.105
$NLA(RCN)	$79	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1	1.00
% HEATED	100	1.00
% AIR COND	0	1.00
% SPRINKLERS	0	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR & WALL	1.00
EXT. COVER	10	VERT. BOARD	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/CMP SHNGL	1.00
FLOOR COVER	2	SOFTWOOD	0.95
INT. FINISH	2	DRYWALL	1.00
HEATING/COOL	2	HOT WATER	1.02
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	LLF	L	LOW-LEV FIN	144	1978	71.01	10,225
B	OPA	N	OPEN PORCH	144		22.97	3,308
C	PTA	N	PATIO	240		7.31	1,754
D	LLF	L	LOW-LEV FIN	1,008	1978	71.01	71,575
D	BAS	L	BAS AREA	1,008	1978	83.84	84,507

TOTAL RCN 171,369

CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A

EFF.YR/AGE 1982 / 41

COND	32	32 %	
FUNC	0		
ECON	0		
DEPR	32	% GD	68

RCNLD $116,500