

Key: 1517

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 1.654

LEGAL

LAND

CURRENT OWNER				PARCEL ID				LOCATION				
FAHERTY DAVID E JR & KATHRYN L TRUSTEES				90-125-0				60 CLEMENTS ROAD				
FAHERTY FAMILY TRUST				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)	
60 CLEMENTS ROAD				FAHERTY DAVID E JR & KATH				10/25/2022	F	10	35444-49	
BREWSTER, MA 02631				FAHERTY DAVID E JR & KATH				11/30/1992	P	67,000	8331-135	

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	%
1023	11/03/2016	2	ADD	200,000	05/17/2018	NF	100	100
409	06/06/2012	7	ALTERATIONS	1,000	02/04/2013	MR	100	100
107	03/22/1993	1	NEW CONSTRUC	115,000	02/01/1994		100	100
101	03/22/1993	5	OTHER	4,000			100	100
94	03/15/1993	5	OTHER	4,500			100	100

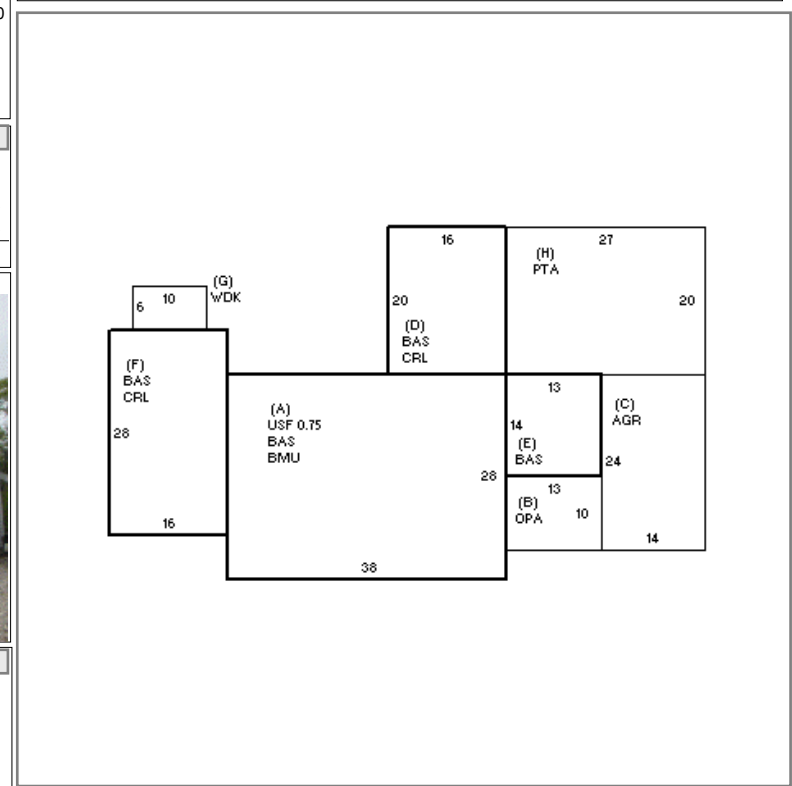
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	45,300	6	1.00	A	1.00	A	1.00	652,120	1.21	15	0.85 BAV 3.50
350	A	0.390	6	1.00	A	1.00	A	1.00	2,100	1.00	A	1.00 TWP 1.00

TOTAL	1.430 Acres		ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 6		N O T E	TOPO=WETLANDS			LAND	821,200	774,800
St Ind	AVERAGE			BUILDING	883,600	843,000			
Infl	AVERAGE			DETACHED	0	0			
				OTHER	0	0			
				TOTAL	1,704,800	1,617,800			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS
HATCH TO ATTIC



DETAILED

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	2/15/2015	NF
MODEL	1		RESIDENTIAL	LIST	5/17/2018	NF
STYLE	4	1.02	CAPE [100%]	REVIEW	6/12/2018	TD
QUALITY	A+	1.20	AVG + [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	1994	SIZE ADJ	0.990	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	2,812	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,064		68.42	72,799
\$NLA(RCN)	\$317	OVERALL	1.020	EXT COVER	1	WD SHINGLE	1.00	A	USF	L	UPPER STORY FIN	798	1994	222.78	177,779
				ROOF SHAPE	1	GABLE	1.00	B	OPA	N	OPEN PORCH	130		60.59	7,876
				ROOF COVER	1	ASPH/CMP SH	1.00	C	AGR	N	ATT GARAGE	336		51.18	17,197
				FLOOR COVER	1	HARDWOOD	1.00	D	CRL	N	BSMT CRAWL	320		36.80	11,775
				INT FINISH	2	DRYWALL	1.00	+	BAS	L	BASE AREA	768	2016	268.83	206,461
				HEATING/COOL	2	HOT WATER	1.00	+	BAS	L	BASE AREA	1,246	1994	268.83	334,961
				FUEL SOURCE	2	GAS	1.00	F	CRL	N	BSMT CRAWL	448		36.79	16,484
								G	WDK	N	WOOD DECK	60		47.50	2,850
								H	PTA	N	PATIO	540		14.45	7,804
								F21	O	FPL 2S 1OP	1		12,300.60	12,301	
								GFP	O	GAS FIREPLACE	1		3,788.00	3,788	
								ODS	O	OUTDOOR SHOWER	1		2,926.40	2,926	

TOTAL RCN	892,503
CONDITION ELEM	CD
EXTERIOR	V
INTERIOR	V
KITCHEN	V
BATHS	V
HEAT/ELEC	A
EFF.YR/AGE	2022 / 1
COND	1 1 %
FUNC	0
ECON	0
DEPR	1 % GD 99
RCNLD	\$883,600