

Key: 161

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 171

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION				
MUTTY LOUIS E & SUZANNE 17 PINWOOD ROAD HUDSON, NH 03051				50-29-0				154 CEMETERY ROAD				
				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)	
				MUTTY LOUIS E & SUZANNE				02/01/2022	A	955,000	34872-2	
				MUTTY NANCY R LIFE ESTATE				12/01/2017	A	1	30937-127	
				MUTTY NANCY R				07/09/2015	F	1	28998-334	


CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
239	02/01/2022	15	SALE REVIEW	955,000	02/21/2023	JMG	100	100
	03/18/2019	7	ALTERATIONS	5,750	07/06/2020	NF	100	100
	04/12/2018	7	ALTERATIONS	3,400	04/12/2018	NF	100	100
828	10/20/2017	7	ALTERATIONS	7,750	04/12/2018	NF	100	100
351	04/30/2014	7	ALTERATIONS	6,450	06/12/2015	MW	100	100

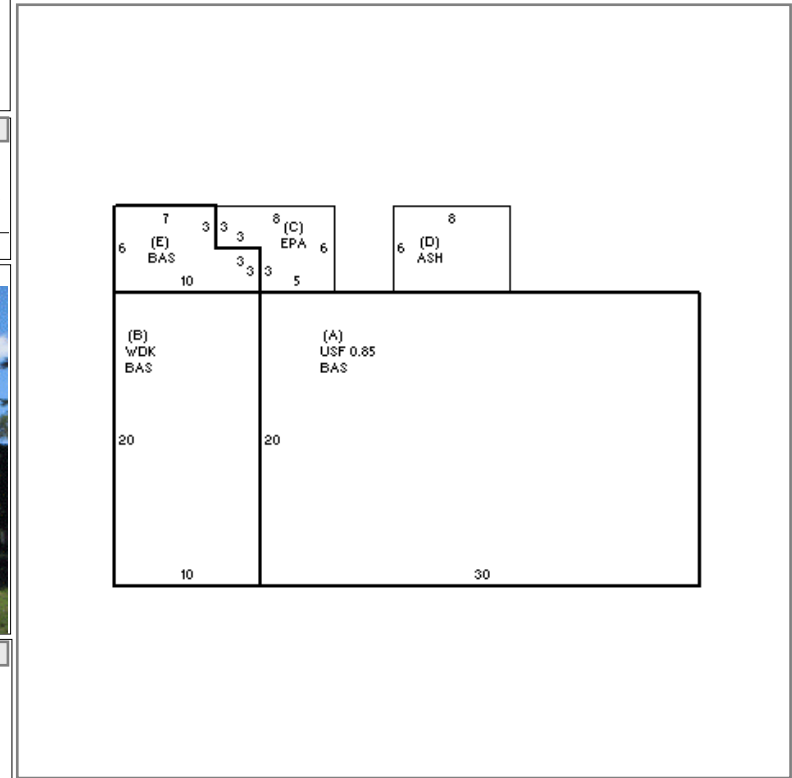
LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	11,511	3	1.00	A	1.00	A	1.00	767,200	3.54	A	1.00	BA-	3.50			718,140

TOTAL	11,511 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 3	NOTE				LAND	718,100	677,500
St Ind	AVERAGE		BUILDING	265,400	250,700			
Infl	AVERAGE		DETACHED	0	0			
			OTHER	105,600	99,800			
						TOTAL	1,089,100	1,028,000

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	10/06/2020
									



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	2/21/2023	JMG	BLDG COMMENTS						
MODEL	1		RESIDENTIAL	LIST	8/21/2007	JH	INFO @ DOOR 10/6/20						
STYLE	4	1.02	CAPE [100%]	REVIEW	2/21/2023	JMG							
QUALITY	+	1.10	PLUS AVE [100%]										
FRAME	1	1.00	WD FRAME [100%]										

YEAR BLT	1810	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	414,714
NET AREA	1,361	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BAS	L	BASE AREA	851	1810	309.76	263,607		
\$NLA(RCN)	\$305	OVERALL	1.020	EXT COVER	1	WD SHINGLE	1.00	A	USF	L	UPPER STORY FIN	510	1810	208.38	106,275		
				ROOF SHAPE	1	GABLE	1.00	B	WDK	N	WOOD DECK	200		43.98	8,797		
				ROOF COVER	1	ASPH/CMP SH	1.00	C	EPA	N	ENCLOSED PORCH	39		130.96	5,107		
				FLOOR COVER	2	SOFTWOOD	1.00	D	ASH	N	ATT SHED	48		32.70	1,570		
				INT FINISH	2	DRYWALL	1.00		CPC	O	CAPE CELLAR	1		6,507.60	6,508		
				HEATING/COOL	2	HOT WATER	1.00		F21	O	FPL 2S 1OP	1		11,389.40	11,389		
				FUEL SOURCE	2	GAS	1.00		ODS	O	OUTDOOR SHOWER	1		2,709.60	2,710		

CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
KITCHEN	A
BATHS	A
HEAT/ELEC	A

EFF. YR/AGE	1961 / 62
COND	36 36 %
FUNC	0
ECON	0
DEPR	36 % GD 64
RCNLD	\$265,400

