

Key: 1628

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 1.768

LEGAL

CURRENT OWNER		PARCEL ID		LOCATION	
BENSON KENNETH R & JOAN D (LIFE ESTATE) 38 THAD ELLIS ROAD BREWSTER, MA 02631		89-10-0		38 THAD ELLIS ROAD	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
BENSON KENNETH R & JOAN D		08/16/2022	F	100	35311-296
BENSON KENNETH R & JOAN D		09/28/2009	QS	242,000	24060-117
ORR JOAN H		03/26/1985	XX	63,000	4463-182

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 %
1028	12/05/2018	7	ALTERATIONS	5,000	07/18/2019	TCK	100 100
299	04/20/2017	1	NEW CONSTRUC	2,000	05/02/2018	NF	100 100
546	12/31/2009	7	ALTERATIONS	5,000	12/22/2010	JH	100 100
459	11/04/2009	11	CHANGE OF US		05/05/2010	JH	100 100
		11	CHANGE OF US		03/08/2007	JH	100 100

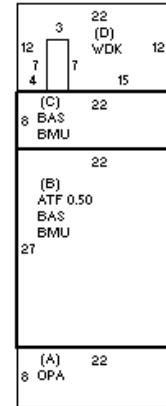
LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	8,600	13	1.00	A	1.00	A	1.00	197,280	4.60	A	1.00	RM3	0.90			179,200

TOTAL	8,600 SF	ZONING	VB	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 13	NOTE				LAND	179,200	169,100
St Ind	AVERAGE		LAND	216,400	204,400			
Infl	AVERAGE		BUILDING	0	0			
			DETACHED	0	0			
						OTHER	0	0
						TOTAL	395,600	373,500

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	12/22/2020	TCK
MODEL	1		RESIDENTIAL	LIST	3/25/2008	JH
STYLE	6	1.05	COTT/BUNGLW [100%]	REVIEW	2/12/2021	MR
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BUILDING

YEAR BLT	1930	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	338,157																													
NET AREA	770	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	OPA	N	OPEN PORCH	176		52.50	9,240	CONDITION ELEM	CD																													
\$NLA(RCN)	\$439	OVERALL	1.050	EXT COVER	1	WD SHINGLE	1.00	+	BMU	N	BSMT UNFINISHED	770		65.42	50,373	EXTERIOR	G																													
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	770	1930	305.41	235,169	INTERIOR	A																													
				ROOF COVER	1	ASPH/CMP SH	1.00	B	ATF	N	ATTIC FINISH	297		80.85	24,013	KITCHEN	G																													
				FLOOR COVER	2	SOFTWOOD	1.00	D	WDK	N	WOOD DECK	243		41.16	10,002	BATHS	A																													
				INT FINISH	2	DRYWALL	1.00		ODS	O	OUTDOOR SHOWER	1		2,535.80	2,536	HEAT/ELEC	A																													
				HEATING/COOL	2	HOT WATER	1.00																																							
				FUEL SOURCE	2	GAS	1.00																																							
<table border="1" style="width: 100%;"> <thead> <tr> <th>CAPACITY</th> <th>UNITS</th> <th>ADJ</th> </tr> </thead> <tbody> <tr> <td>STORIES</td> <td>1.5</td> <td>1.00</td> </tr> <tr> <td>ROOMS</td> <td>4</td> <td>1.00</td> </tr> <tr> <td>BEDROOMS</td> <td>1</td> <td>1.00</td> </tr> <tr> <td>BATHROOMS</td> <td>1</td> <td>1.00</td> </tr> <tr> <td>FIXTURES</td> <td>5</td> <td>\$6,825</td> </tr> <tr> <td>GARAGE SPACES</td> <td>0</td> <td>1.00</td> </tr> <tr> <td>% BSMT FIN</td> <td>0</td> <td>1.00</td> </tr> <tr> <td># 1/2 BATHS</td> <td>1</td> <td>1.00</td> </tr> <tr> <td># OF UNITS</td> <td>1</td> <td>1.00</td> </tr> </tbody> </table>																	CAPACITY	UNITS	ADJ	STORIES	1.5	1.00	ROOMS	4	1.00	BEDROOMS	1	1.00	BATHROOMS	1	1.00	FIXTURES	5	\$6,825	GARAGE SPACES	0	1.00	% BSMT FIN	0	1.00	# 1/2 BATHS	1	1.00	# OF UNITS	1	1.00
CAPACITY	UNITS	ADJ																																												
STORIES	1.5	1.00																																												
ROOMS	4	1.00																																												
BEDROOMS	1	1.00																																												
BATHROOMS	1	1.00																																												
FIXTURES	5	\$6,825																																												
GARAGE SPACES	0	1.00																																												
% BSMT FIN	0	1.00																																												
# 1/2 BATHS	1	1.00																																												
# OF UNITS	1	1.00																																												
<table border="1" style="width: 100%;"> <thead> <tr> <th>EFF.YR/AGE</th> <td colspan="2">1961 / 62</td> </tr> </thead> <tbody> <tr> <td>COND</td> <td>36</td> <td>36 %</td> </tr> <tr> <td>FUNC</td> <td>0</td> <td></td> </tr> <tr> <td>ECON</td> <td>0</td> <td></td> </tr> <tr> <td>DEPR</td> <td>36</td> <td>% GD 64</td> </tr> <tr> <td>RCNLD</td> <td colspan="2">\$216,400</td> </tr> </tbody> </table>																	EFF.YR/AGE	1961 / 62		COND	36	36 %	FUNC	0		ECON	0		DEPR	36	% GD 64	RCNLD	\$216,400													
EFF.YR/AGE	1961 / 62																																													
COND	36	36 %																																												
FUNC	0																																													
ECON	0																																													
DEPR	36	% GD 64																																												
RCNLD	\$216,400																																													