Key: 1708

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 1,840

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
BOGOIAN SARAH B TRUSTEE 23 HARVEST LANE REALTY TRUST 23 HARVEST LANE BREWSTER, MA 02631	68-60-0	23 HARVEST LANE

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
BOGOIAN SARAH B TRUSTEE	04/07/2004	F	10	18422-192
BOGOIAN GEORGE & JUNE P	05/08/1987	A		5709-021

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

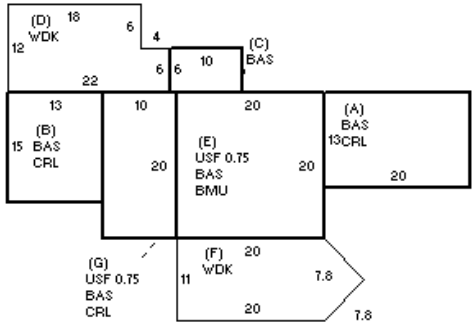
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
756	08/17/2021	7	ALTERATIONS	1,400	04/25/2022	TCK	100	100
NP		12	CYCLICAL NON		09/17/2007	JH	100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	19,503	5 1.00	A 1.00	A 1.00	416,480	2.26	A 1.00	R09 1.90			421,290

TOTAL	19,503 SF	ZONING	RM	FRNT	0
Nbhd	NBHD 5	NOTE			
St Ind	AVERAGE				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	421,300	397,500
BUILDING	248,700	234,800
DETACHED	400	400
OTHER	0	0
TOTAL	**670,400**	**632,700**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	80 0.20	10X10		100	22.01	400

PHOTO 11/03/2020

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.02	CAPE [100%]
QUALITY	-	0.90	MINUS AVE [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	11/3/2020	NF
LIST	10/18/2007	JH
REVIEW	5/3/2022	MR

YEAR BLT	1945	SIZE ADJ	1.000
NET AREA	1,565	DETAIL ADJ	1.000
$NLA(RCN)	$265	OVERALL	1.020

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	5	1.00
BEDROOMS	3	1.00
BATHROOMS	1	1.00
FIXTURES	5	$5,967
GARAGE SPACES	0	1.00
% BSMT FIN	0	1.00
# 1/2 BATHS	1	1.00
# OF UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	5	OTHER	1.00
EXT COVER	1	WD SHINGLE	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/CMP SH	1.00
FLOOR COVER	2	SOFTWOOD	1.00
INT FINISH	2	DRYWALL	1.00
HEATING/COOL	1	FORCED AIR	1.00
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	CRL	N	BSMT CRAWL	260		27.88	7,248
B	CRL	N	BSMT CRAWL	195		27.87	5,436
+	BAS	L	BASE AREA	1,115	1945	233.08	259,879
+	WDK	N	WOOD DECK	490		35.99	17,633
E	BMU	N	BSMT UNFINISHED	400		61.37	24,546
+	USF	L	UPPER STORY FIN	450	1945	170.50	76,723
G	CRL	N	BSMT CRAWL	200		27.88	5,575
	F21	O	FPL 2S 1OP	1		9,318.60	9,319
	ODS	O	OUTDOOR SHOWER	1		2,217.00	2,217

TOTAL RCN	414,542
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT/ELEC	A

EFF.YR/AGE	1945 / 78		
COND	40	40 %	
FUNC	0		
ECON	0		
DEPR	40	% GD	60
RCNLD	$248,700		