

Key: 171

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 182

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
HORTEN JEFFREY D & KATHLEEN M P O BOX 1965 BREWSTER, MA 02631				49-71-0				141 ROBBINS HILL ROAD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
HORTEN JEFFREY D & KATHLEEN				04/06/2012	Q	380,000	26229-160				
PROVENZANO ROBERT ETAL				06/02/2005	F		19893-332				
PROVENZANO ROBERT &				04/23/1982	A		3469-188				

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	%
1103	11/23/2016	5	OTHER ALTERATIONS	20,000	01/27/2017	NF	100	100
548	07/08/2014	1	NEW CONSTRUCT		01/27/2017	NF	100	100
548	07/08/2014	1	NEW CONSTRUCT	900,000	06/11/2015	MW	100	100
					04/29/2016	WFF	100	100

LAND

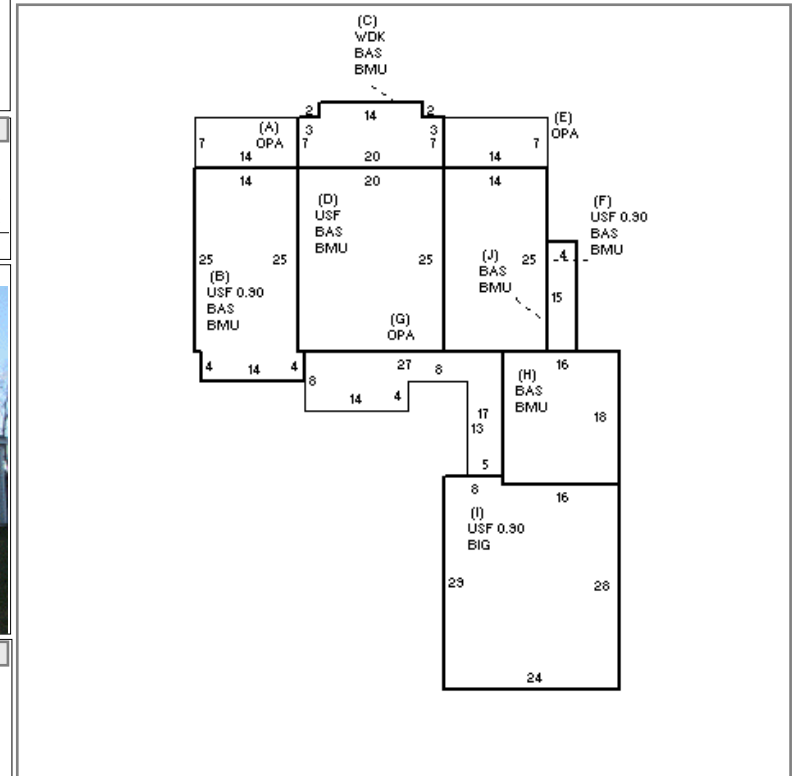
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	25,048	2	1.00	A	1.00	A	1.00	767,200	1.85	A	1.00	BAV	3.50			817,020

TOTAL	25,048 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 2	N O T E	#141 ROBBINS HILL ROAD ISSUED BY BFD 6/17/14 - FKA LOT 1 ROSS ROAD	LAND	817,000	770,800		
St Ind	AVERAGE			BUILDING	1,056,100	1,008,500		
Infl	AVERAGE			DETACHED	0	0		
				OTHER	0	0		
TOTAL					1,873,100	1,779,300		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



PHOTO	01/27/2017
BLDG COMMENTS	



DETACHED

BUILDING	CD	ADJ	DESC	MEASURE	2/17/2017	NF
MODEL	1		RESIDENTIAL	LIST	6/11/2015	MW
STYLE	4	1.02	CAPE [100%]	REVIEW	3/2/2017	TD
QUALITY	G	1.30	GOOD [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BUILDING

YEAR BLT	2014	SIZE ADJ	0.970	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,160,544
NET AREA	3,564	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	OPA	N	OPEN PORCH	425		66.20	28,136	CONDITION ELEM	CD
\$NLA(RCN)	\$326	OVERALL	1.050	EXT COVER	1	WD SHINGLE	1.00	+	BMU	N	BSMT UNFINISHED	1,772		67.73	120,016	EXTERIOR	A
CAPACITY				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,772	2014	313.32	555,209	INTERIOR	A
STORIES	1.75	UNITS	1.00	ROOF COVER	1	ASPH/CMP SH	1.00	+	USF	L	UPPER STORY FIN	1,792	2014	203.68	364,997	KITCHEN	A
ROOMS	6	ADJ	1.00	FLOOR COVER	2	SOFTWOOD	1.00	C	WDK	N	WOOD DECK	168		51.91	8,720	BATHS	A
BEDROOMS	3		1.00	INT FINISH	2	DRYWALL	1.00	I	BIG	N	BUILT-IN GARAGE	680		62.97	42,819	HEAT/ELEC	A
BATHROOMS	3		1.00	HEATING/COOL	9	WARM/CL AIR	1.03	F21	O	FPL 2S 1OP	1		13,440.40	13,440			
FIXTURES	13	\$23,069		FUEL SOURCE	2	GAS	1.00	GFP	O	GAS FIREPLACE	1		4,139.00	4,139			
GARAGE SPACES	2		1.00														
% BSMT FIN	0		1.00														
# 1/2 BATHS	1		1.00														
# OF UNITS	1		1.00														
																EFF.YR/AGE	2014 / 9
																COND	9 9 %
																FUNC	0
																ECON	0
																DEPR	9 % GD 91
																RCNLD	\$1,056,100