

Key: 1741

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 1.876

LEGAL

LAND

DETACHED

BUILDING

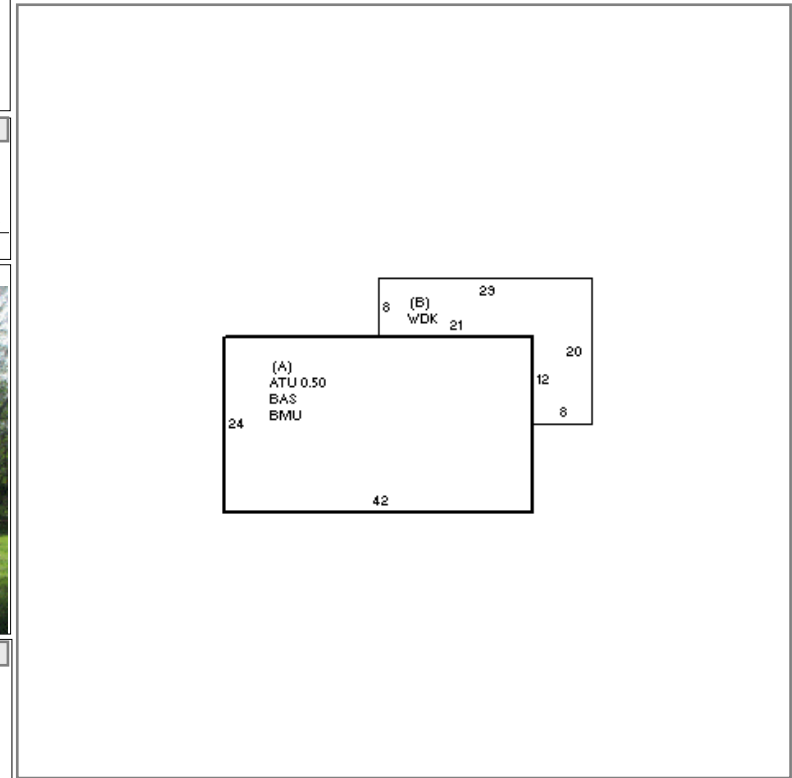
CURRENT OWNER		PARCEL ID	LOCATION			
BRISTER JOHN W & SUSAN TRUSTEES THE BRISTER FAMILY TRUST 36 POINT OF ROCKS ROAD BREWSTER, MA 02631		68-99-0	36 POINT OF ROCKS ROAD			
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)	
BRISTER JOHN W & SUSAN TR		07/20/2020	F	1 33084-304		
BRISTER JOHN W & SUSAN		01/30/2009	A	1 23407-336		
BRISTER JOHN W TRUSTEE		07/12/2006	F	21176-349		

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	%
65	01/29/2020	3	OUT BUILDING	65,570	07/09/2020	NF	100	100
639	07/12/2019	7	ALTERATIONS	3,270	07/09/2020	NF	100	100
82	03/18/2009	7	ALTERATIONS	20,000	04/15/2010	JH	100	100

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	38,121	5	1.00	5-A	1.00	A	1.00	374,832	1.36	10	0.90	R10	1.90		445,790

TOTAL	38,121 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 5	T=DRIVEWAY EASEMENT FOR BACK LOT				LAND	445,800	420,600
St Ind	CATHEDRAL RD	LAND	260,800	250,000	BUILDING	25,900	25,600	
Infl	AVERAGE	OTHER	0	0	TOTAL	732,500	696,200	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	
SHF	A	1.00	01 1.00	10X12	2019	120	21.39	2,600
GFU	A	1.00	01 1.00	20X26	2020	520	44.90	23,300



BUILDING	CD	ADJ	DESC	MEASURE	10/20/2020	NF
MODEL	1		RESIDENTIAL	LIST	10/20/2020	EST
STYLE	4	1.02	CAPE [100%]	REVIEW	12/30/2020	MR
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1968	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	389,257		
NET AREA	1,008	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,008		58.16	58,623	CONDITION ELEM	CD		
\$NLA(RCN)	\$386	OVERALL	1.030	EXT COVER	1	WD SHINGLE	1.00	A	BAS	L	BASE AREA	1,008	1968	269.13	271,281	EXTERIOR	A		
				ROOF SHAPE	1	GABLE	1.00	A	ATU	N	ATTIC UNF	504		55.00	27,721	INTERIOR	A		
				ROOF COVER	1	ASPH/CMP SH	1.00	B	WDK	N	WOOD DECK	328		40.38	13,244	KITCHEN	A		
				FLOOR COVER	1	HARDWOOD	1.00	F11	O	FPL 1S 1OP	1		7,866.10	7,866	BATHS	A			
				INT FINISH	2	DRYWALL	1.00	ODS	O	OUTDOOR SHOWER	1		2,487.50	2,488	HEAT/ELEC	A			
				HEATING/COOL	15	HTWT+DCTLS AC	1.01												
				FUEL SOURCE	1	OIL	1.00												
																		EFF.YR/AGE	1968 / 55
																		COND	33 33 %
																		FUNC	0
																		ECON	0
																		DEPR	33 % GD 67
																		RCNLD	\$260,800