

Key: 1828

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 1.974

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CURRENT OWNER				PARCEL ID				LOCATION			
RUCHINSKAS PAUL J & LORETTA M C/O RUCHINSKAS PAUL J 10 BOG POND ROAD BREWSTER, MA 02631				67-64-0				10 BOG POND ROAD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
RUCHINSKAS PAUL J				07/31/2024	DC		2339-267				
RUCHINSKAS PAUL J & LORET				05/17/1976	XX	8,900	2339-267				

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 %
512		12	CYCLICAL NON		05/15/2013	SF	100 100
661	09/08/2005	2	ADD	3,500	04/17/2006	JB	100 100
419	11/01/2002	5	OTHER	6,000	06/08/2004	WH	100 100
	07/10/2002	1	NEW CONSTRUC	244,577	06/08/2004	WH	100 100

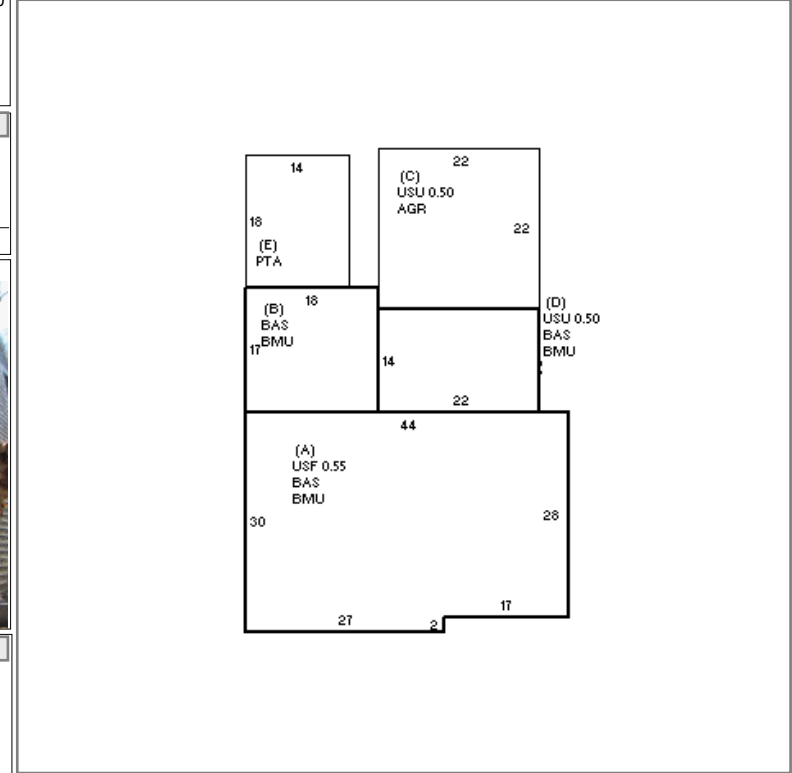
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE							
100	S	28,486	13	1.00	13A	1.00	A	1.00			274,000	1.68	A	1.00	R08	1.25			300,880
350	A	0.172	13	1.00	13A	1.00	A	1.00			2,100	1.00	A	1.00	TWP	1.00			360

TOTAL	36,024 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 13	N O T E				LAND	301,200	284,200
St Ind	STONEHENGE		LAND	765,700	731,600			
Infl	AVERAGE		DETACHED	2,500	2,400			
			OTHER	0	0			
						TOTAL	1,069,400	1,018,200

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	
SHF	G	1.20	20 0.80	10X12	2005	120	25.67	2,500



BLDG COMMENTS
BOH CONSIDERS DEN 4TH BEDROOM
HATCH TO ATTIC



BUILDING	CD	ADJ	DESC	MEASURE	5/7/2019	NF
MODEL	1		RESIDENTIAL	LIST	5/22/2019	NF
STYLE	4	1.02	CAPE [100%]	REVIEW	12/31/2019	MR
QUALITY	G-	1.20	GOOD - [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	2002	SIZE ADJ	0.990	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	2,607	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,900		62.19	118,160
\$NLA(RCN)	\$350	OVERALL	1.050	EXT COVER	1	WD SHINGLE	1.00	+	BAS	L	BASE AREA	1,900	2002	289.04	549,167
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	707	2002	229.33	162,138
				ROOF COVER	1	ASPH/CMP SH	1.00	C	AGR	N	ATT GARAGE	484		49.46	23,940
				FLOOR COVER	1	HARDWOOD	1.00	+	USU	N	UPPER STORY UNF	396		70.39	27,874
				INT FINISH	2	DRYWALL	1.00	E	PTA	N	PATIO	252		17.85	4,498
				HEATING/COOL	9	WARM/CL AIR	1.03	F21	O		FPL 2S 1OP	1		12,662.40	12,662
				FUEL SOURCE	2	GAS	1.00								

TOTAL RCN	911,544
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT/ELEC	A
EFF.YR/AGE	2002 / 21
COND	16 16 %
FUNC	0
ECON	0
DEPR	16 % GD 84
RCNLD	\$765,700