Key: 1875

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 2,022

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
BLATZ PETER A & ANNE D **54 MATES WAY** **BREWSTER, MA 02631**	**78-32-0**	**54 MATES WAY**

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
BLATZ PETER A & ANNE D	08/03/1973	XX		1911-341

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	%
23-1225	12/05/2023	7	ALTERATIONS	16,000	04/22/2024	NF	100	100
396	05/11/2018	7	ALTERATIONS	6,200	07/08/2019	NF	100	100
NP		12	CYCLICAL NON		09/18/2007	JH	100	100
358	06/22/2004	7	ALTERATIONS	25,000			100	100
540	09/14/2001	2	ADD	20,000	05/30/2002	LB	100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	16,904	5 1.00	5-A 1.00	A 1.00	372,640	2.55	A 1.00	R07 1.70			368,240

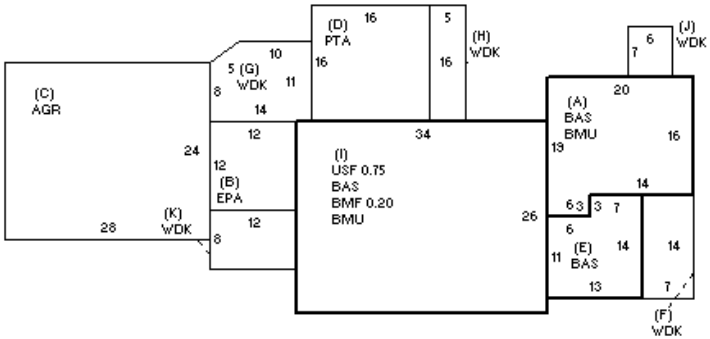
TOTAL	16,901 SF	ZONING	RM	FRNT	0
Nbhd	NBHD 5	NOTE			
St Ind	CATHEDRAL RD				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	368,200	347,400
BUILDING	496,800	476,400
DETACHED	0	0
OTHER	0	0
TOTAL	**865,000**	**823,800**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 05/17/2024



BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.02	CAPE [100%]
QUALITY	A+	1.20	AVG + [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	11/13/2020	NF
LIST	9/18/2007	JH
REVIEW	5/17/2024	EMZ

BLDG COMMENTS

2 SKYLIGHTS

YEAR BLT	1972	SIZE ADJ	1.000
NET AREA	2,049	DETAIL ADJ	1.000
$NLA(RCN)	$373	OVERALL	1.030

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	8	$12,854
GARAGE SPACES	2	1.00
% BSMT FIN	14	1.00
# 1/2 BATHS	1	1.00
# OF UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR & WALL	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	1	HARDWOOD	1.00
INT FINISH	2	DRYWALL	1.00
HEATING/COOL	15	HTWT+DCTLS AC	1.01
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,222		67.16	82,073
+	BAS	L	BASE AREA	1,222	1972	304.67	372,312
B	EPA	N	ENCLOSED PORCH	144		99.50	14,328
C	AGR	N	ATT GARAGE	672		45.81	30,786
D	PTA	N	PATIO	256		17.69	4,528
E	BAS	L	BASE AREA	164	2001	304.67	49,967
+	WDK	N	WOOD DECK	464		48.45	22,482
I	BMF	N	BSMT FINISH	177		49.85	8,824
I	USF	L	UPPER STORY FIN	663	1972	227.24	150,657
	F21	O	FPL 2S 1OP	1		12,546.60	12,547
	ODS	O	OUTDOOR SHOWER	1		2,984.90	2,985

TOTAL RCN	764,341

CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	G
KITCHEN	G
BATHS	A
HEAT/ELEC	A

EFF.YR/AGE	1981 / 42		
COND	26	26 %	
FUNC	0		
ECON	9		
DEPR	35	% GD	65
RCNLD			$496,800