

Key: 1878

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 2.025

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CURRENT OWNER		PARCEL ID		LOCATION	
CONNOLLY DANIEL J & CAROL E 63 POINT OF ROCKS ROAD BREWSTER, MA 02631		68-110-0		63 POINT OF ROCKS ROAD	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
		01/15/1999	H	150,000	11996-205
		06/22/1973	XX		1884-4

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	%
766	12/22/2005	2	ADD	50,000	09/14/2007	RJM	100	100
755	12/10/2004	2	ADD	35,000	06/14/2005	JB	100	100
475	08/04/2004	2	ADD	35,000			100	100

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CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE							
100	S	15,775	5	1.00	5-A	1.00	A	1.00	416,480	2.70	A	1.00	R10	1.90					406,610

TOTAL	15,769 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 5	NOTE				LAND	406,600	383,600
St Ind	CATHEDRAL RD		BUILDING	398,600	376,200			
Infl	AVERAGE		DETACHED	400	400			
			OTHER	0	0			
			TOTAL	805,600	760,200			

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TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
OSH	A	1.00	30 0.70 4X8		32	18.50	400	11/11/2020



BUILDING	CD	ADJ	DESC	MEASURE	11/11/2020	NF
MODEL	1		RESIDENTIAL	LIST	11/11/2020	EST
STYLE	4	1.02	CAPE [100%]	REVIEW	1/6/2021	MR
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

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YEAR BLT	1970	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	524,528			
NET AREA	1,820	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,040		57.59	59,896		CONDITION ELEM	CD		
\$NLA(RCN)	\$288	OVERALL	1.020	EXT COVER	1	WD SHINGLE	1.00	A	BAS	L	BASE AREA	1,040	1970	266.52	277,177		EXTERIOR	A		
CAPACITY																				
STORIES		UNITS	1.75	1.00	ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	780	2004	187.52	146,269		INTERIOR	A	
ROOMS		ADJ		1.00	ROOF COVER	1	ASPH/CMP SH	1.00	B	WDK	N	WOOD DECK	196		39.98	7,837		KITCHEN	A	
BEDROOMS				1.00	FLOOR COVER	1	HARDWOOD	1.00	C	EPA	N	ENCLOSED PORCH	224		73.90	16,554		BATHS	A	
BATHROOMS				1.00	INT FINISH	2	DRYWALL	1.00		F21	O	FPL 2S 1OP	1		10,354.00	10,354		BATHS	A	
FIXTURES				1.00	HEATING/COOL	2	HOT WATER	1.00		ODS	O	OUTDOOR SHOWER	1		2,463.30	2,463		HEAT/ELEC	A	
GARAGE SPACES				1.00	FUEL SOURCE	1	OIL	1.00												
% BSMT FIN				1.00																
# 1/2 BATHS				1.00																
# OF UNITS				1.00																
																EFF.YR/AGE	1985 / 38			
																COND	24	24 %		
																FUNC	0			
																ECON	0			
																DEPR	24	% GD	76	
																RCNLD			\$398,600	