

Key: 189

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 201

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
PFANNENSTIEHL CRAIG F ETAL C/O PFANNENSTIEHL CRAIG ETAL 101 DEER PATH LANE WESTON, MA 02493				50-76-0				33 GRAHAM ROAD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
PFANNENSTIEHL CRAIG ETAL				01/23/2024	J	10	36191-292				
PFANNENSTIEHL CRAIG ETAL				01/18/2024	J	500,000	36184-189				
PFANNENSTIEHL CRAIG F ETA				12/28/2023	J	10	36159-190				

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	%
632	08/13/2015	77	SOLAR PANELS	5,200	04/27/2016	WFF	100	100
14	01/13/2009	1	NEW CONSTRUC	550,000	04/08/2010	JH	100	100
630	11/21/2008	6	DEMO	8,000	03/09/2009	JH	100	100

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	5,500 3	1.00	3A	1.00	A	1.00	767,200	6.97	A	1.00	BAV 3.50	675,460

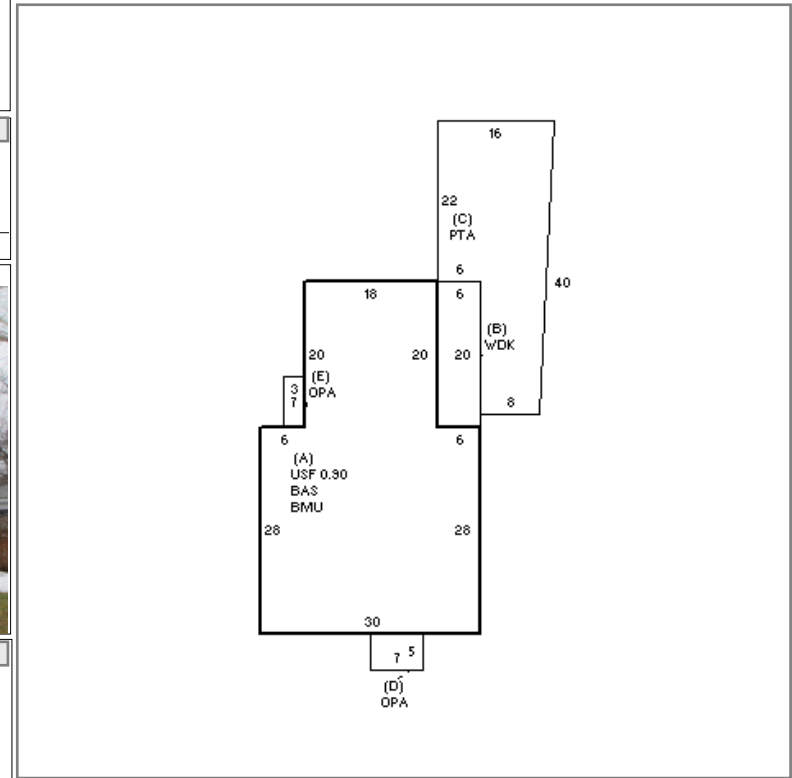
TOTAL	5,500 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 3	NOTE				LAND	675,500	637,300
St Ind	BREWSTER PARK		BUILDING	672,300	634,900			
Infl	AVERAGE		DETACHED	0	0			
			OTHER	0	0			
TOTAL						1,347,800	1,272,200	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



PHOTO 03/22/2018

BLDG COMMENTS
8 SOLAR PANELS



BUILDING	CD	ADJ	DESC	MEASURE	3/22/2018	NF
MODEL	1		RESIDENTIAL	LIST	3/22/2018	EST
STYLE	5	1.05	COLONIAL [100%]	REVIEW	12/20/2019	MR
QUALITY	A+	1.20	AVG + [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	2009	SIZE ADJ	1.000
NET AREA	2,280	DETAIL ADJ	1.000
\$NLA(RCN)	\$335	OVERALL	1.080

CAPACITY	UNITS	ADJ
STORIES	1.9	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	8	\$13,478
GARAGE SPACES	0	1.00
% BSMT FIN	0	1.00
# 1/2 BATHS	1	1.00
# OF UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,200		73.18	87,812
EXT COVER	1	WD SHINGLE	1.00	A	BAS	L	BASE AREA	1,200	2009	329.05	394,858
ROOF SHAPE	3	GAMBREL	1.00	A	USF	L	UPPER STORY FIN	1,080	2009	228.54	246,826
ROOF COVER	1	ASPH/CMP SH	1.00	B	WDK	N	WOOD DECK	120		50.80	6,096
FLOOR COVER	1	HARDWOOD	1.00	C	PTA	N	PATIO	492		16.48	8,110
INT FINISH	2	DRYWALL	1.00	+	OPA	N	OPEN PORCH	56		64.80	3,629
HEATING/COOL	9	WARM/CL AIR	1.03		ODS	O	OUTDOOR SHOWER	1		3,129.80	3,130
FUEL SOURCE	2	GAS	1.00								

TOTAL RCN	763,939
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT/ELEC	A

EFF.YR/AGE	2009 / 14
COND	12 12 %
FUNC	0
ECON	0
DEPR	12 % GD 88

RCNLD	\$672,300
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