

Key: 1947

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 2.094

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
SPINCAPE LLC P O BOX 648 BREWSTER, MA 02631				67-4-0				2019 MAIN STREET			
				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)
				SPINCAPE LLC MANCHESTER CLIFFORD W & R				03/31/2017	C	690,000	30435-170
				04/16/1985	XX		4491-114				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
3020	100	INNS				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
1120	12/31/2019	7	ALTERATIONS		02/04/2021	PJK	100	100
356	05/18/2015	8	YARD ITEMS	600	04/06/2016	RJM	100	100
626	08/29/2012	8	YARD ITEMS	600	06/18/2013	TRL	100	100
442	06/20/2012	7	ALTERATIONS	950	06/18/2013	TRL	100	100
38	01/19/2012	7	ALTERATIONS	6,300	06/18/2013	TRL	100	100

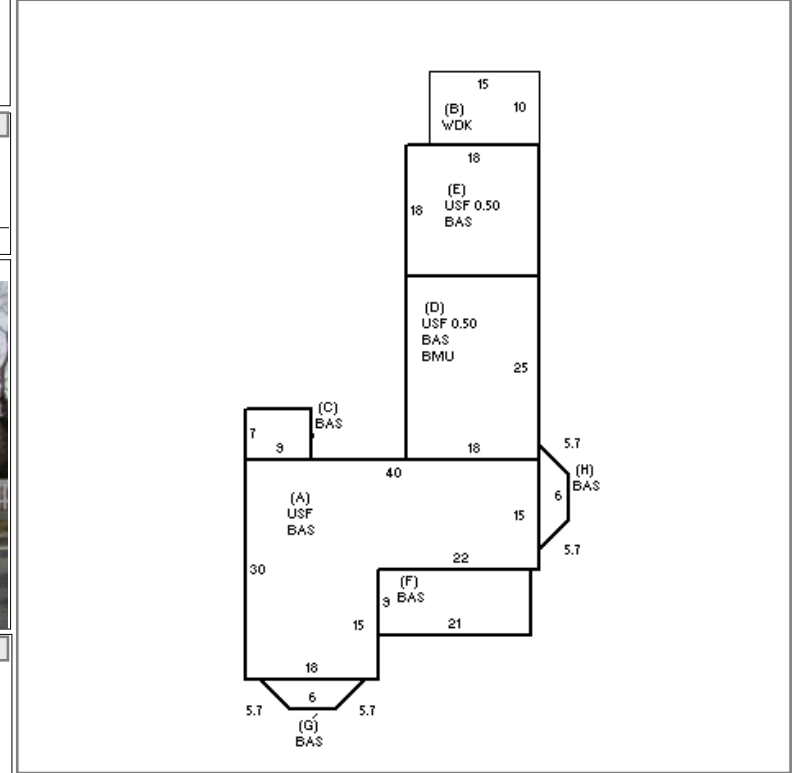
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
103	S	27,173	CIM	1.00	37	1.00	A	1.00				267,300

TOTAL	27,181 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CIM	NOTE				LAND	267,300	257,000
St Ind	PAINES-SACHEM		BUILDING	257,400	290,300			
Infl	AVERAGE		DETACHED	1,100	1,000			
			OTHER	0	0			
						TOTAL	525,800	548,300

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	50 0.50 12X8		96	22.01	1,100



BLDG COMMENTS			
SPINNAKER/USF=B&B-4 ROOMS			



BUILDING	CD	ADJ	DESC	MEASURE	7/26/2007	RJM
MODEL	5		CIM	LIST	7/26/2007	RJM
STYLE	39	1.27	RESTAURANT [61%]	REVIEW	8/8/2007	ER
QUALITY	+	1.05	PLUS AVE [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1861	SIZE ADJ	1.040	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	3,233	DETAIL ADJ	1.143	FOUNDATION	4	FLR & WALL	1.00	A	BAS	L	BASE AREA	870	1861	104.58	90,987
\$NLA(RCN)	\$111	OVERALL	1.000	EXT. COVER	2	CLAPBOARD	1.00	A	USF	L	UP-STRY FIN	870	1861	104.58	90,987
				ROOF SHAPE	1	GABLE	1.00	B	WDK	N	WOOD DECK	150		20.22	3,033
				ROOF COVER	1	ASPH/CMP SHNGL	1.00	C	BAS	L	BASE AREA	63	1861	104.59	6,589
				FLOOR COVER	2	SOFTWOOD	0.95	D	BMU	N	BSMT UNF	450		36.44	16,399
				INT. FINISH	2	DRYWALL	1.00	D	BAS	L	BASE AREA	450	1861	104.58	47,062
				HEATING/COOL	1	FORCED AIR	1.00	D	USF	L	UP-STRY FIN	225	1861	104.58	23,531
				FUEL SOURCE	2	GAS	1.00	E	BAS	L	BASE AREA	324	1861	104.58	33,885
								E	USF	L	UP-STRY FIN	162	1861	104.58	16,942
								F	BAS	L	BASE AREA	189	1861	104.58	19,766
								G	BAS	L	BASE AREA	40	1861	104.58	4,183
								H	BAS	L	BASE AREA	40	1861	104.58	4,183

TOTAL RCN	357,547	
CONDITION ELEM	CD	
EXTERIOR		G
INTERIOR		G
EFF.YR/AGE	1988 / 35	
COND	28	28 %
FUNC	0	
ECON	0	
DEPR	28	% GD 72
RCNLD	\$257,400	