

Key: 2024

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 2.176

LEGAL

LAND

DETACHED

BUILDING

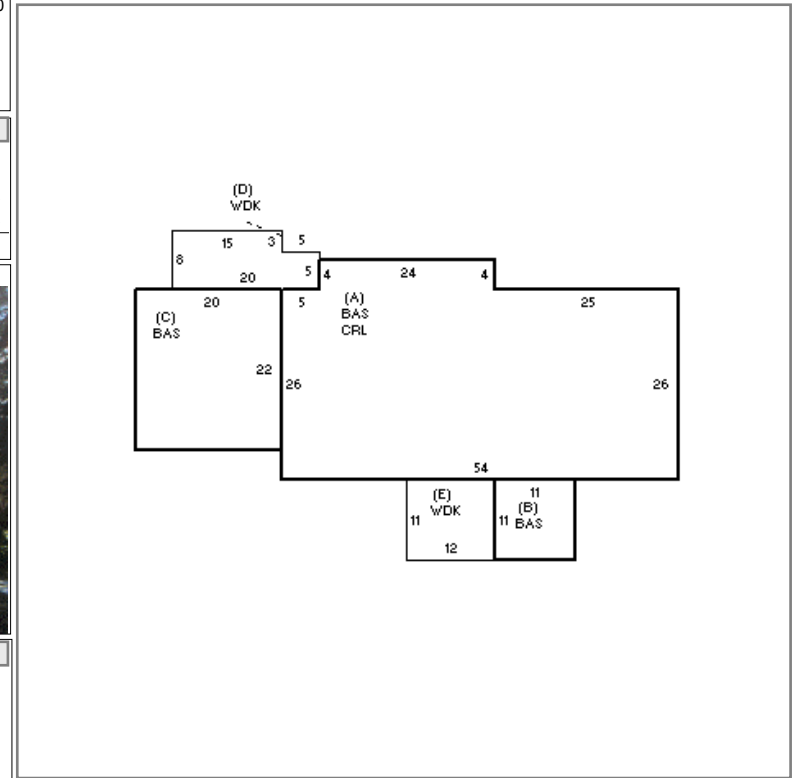
CURRENT OWNER				PARCEL ID				LOCATION			
SINGLETON MICHAEL B TRUSTEE				49-146-0				480 LOWER ROAD			
SINGLETON FAMILY TRUST				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)
480 LOWER ROAD				SINGLETON MICHAEL B TRUST				01/22/1998	F	100	11180-278
BREWSTER, MA 02631				SINGLETON SIDNEY S ETAL				11/14/1979	XX		3014-111

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	%
666	09/03/2015	11	CHANGE OF US		02/23/2017	NF	100	100
162	03/22/2007	5	OTHER				100	100
329	11/07/1991	5	OTHER	2,000			100	100

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	26,136	11	1.00	A	1.00	A	1.00	372,640	1.79	A	1.00	R07	1.70		401,110
350	A	2,400	11	1.00	A	1.00	A	1.00	2,100	1.00	A	1.00	TWP	1.00		5,040

TOTAL	3.000 Acres		ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 11		NOTE CORRECTED WET LAND SQ FT FOR FY 2003	LAND	406,200	383,200			
St Ind	AVERAGE			BUILDING	341,500	326,900			
Infl	AVERAGE			DETACHED	2,500	2,500			
				OTHER	0	0			
				<b>TOTAL</b>	<b>750,200</b>	<b>712,600</b>			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70 8X16		128	21.39	1,900
SHF	A	1.00	20 0.80 8X4		32	22.94	600



BUILDING	CD	ADJ	DESC	MEASURE	2/24/2021	NF
MODEL	1		RESIDENTIAL	LIST	11/26/2007	JH
STYLE	1	1.00	RANCH [100%]	REVIEW	10/26/2021	EMZ
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1965	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	494,867
NET AREA	2,061	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	CRL	N	BSMT CRAWL	1,500		22.95	34,424		
\$NLA(RCN)	\$240	OVERALL	0.960	EXT COVER	1	WD SHINGLE	1.00	A	BAS	L	BASE AREA	1,500	1965	212.98	319,464		
				ROOF SHAPE	1	GABLE	1.00	B	BAS	L	BASE AREA	121	1965	212.98	25,770		
				ROOF COVER	1	ASPH/CMP SH	1.00	C	BAS	L	BASE AREA	440	1997	212.98	93,709		
				FLOOR COVER	1	HARDWOOD	1.00	+	WDK	N	WOOD DECK	277		37.63	10,424		
				INT FINISH	2	DRYWALL	1.00	F11	O	O	FPL 1S 1OP	1		7,331.50	7,332		
				HEATING/COOL	14	ELECT BB+AC	1.01										
				FUEL SOURCE	3	ELECTRIC	0.95										
																CONDITION ELEM	CD
																EXTERIOR	A
																INTERIOR	A
																KITCHEN	A
																BATHS	A
																HEAT/ELEC	A
																EFF.YR/AGE	1972 / 51
																COND	31 31 %
																FUNC	0
																ECON	0
																DEPR	31 % GD 69
																RCNLD	\$341,500