Key: 205

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 219

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
FRIEND WALTER W III TRUSTEE &	49-124-0	40 PRENCE ROAD
FRIEND PATRICIA D TRUSTEE		
37 SCARGO HEIGHTS ROAD		
DENNIS, MA 02638		

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
FRIEND WALTER W III TRUST	03/29/2016	F	1	29541-326
FRIEND WALTER W III &	12/30/1999	H	1	12755-350
WHITE DOROTHY D TRUSTEE	12/09/1996	F	100	10516-322

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	%
24-81	02/15/2024	7	ALTERATIONS	11,400			0	0
765	10/30/2020	7	ALTERATIONS	4,600	12/15/2020	NF	100	100
627	09/18/2020	7	ALTERATIONS	8,000	12/15/2020	NF	100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	6,227	3 1.00	3A 1.00	A 1.00	767,200	6.19	A 1.00	BAV 3.50			679,260

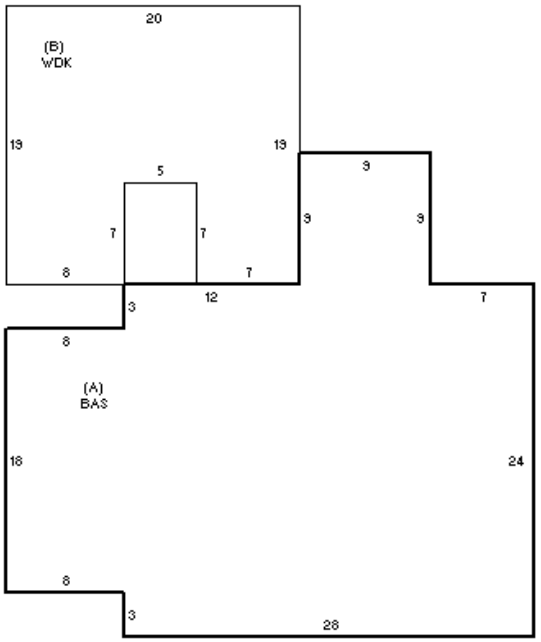
TOTAL	6,227 SF	ZONING	RM	FRNT	0
Nbhd	NBHD 3	NOTE			
St Ind	BREWSTER PARK				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	679,300	640,800
BUILDING	181,600	174,000
DETACHED	6,200	6,100
OTHER	0	0
TOTAL	**867,100**	**820,900**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A 1.00	30 0.70	10X24		240	36.79	6,200

PHOTO 12/15/2020



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	1	1.00	RANCH [100%]
QUALITY	A	1.00	AVG [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	3/8/2018	NF
LIST	8/29/2007	JH
REVIEW	1/20/2021	MR

YEAR BLT	1958	SIZE ADJ	1.000
NET AREA	897	DETAIL ADJ	1.000
$NLA(RCN)	$307	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	4	1.00
BEDROOMS	2	1.00
BATHROOMS	1	1.00
FIXTURES	3	$3,900
GARAGE SPACES	0	1.00
% BSMT FIN	0	1.00
# 1/2 BATHS	0	1.00
# OF UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	5	OTHER	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	3	W/W CARPET	1.00
INT FINISH	2	DRYWALL	1.00
HEATING/COOL	1	FORCED AIR	1.00
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BAS	L	BASE AREA	897	1958	276.08	247,644
B	WDK	N	WOOD DECK	345		39.20	13,524
	F11	O	FPL 1S 1OP	1		7,637.00	7,637
	ODS	O	OUTDOOR SHOWER	1		2,415.00	2,415

TOTAL RCN	275,120

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

EFF.YR/AGE	1965 / 58	
COND	34	34 %
FUNC	0	
ECON	0	
DEPR	34	% GD 66
RCNLD		$181,600