Key: 2122

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 2,274

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
TATERONIS ARTHUR A & ELAINE G C/O BIXBY BRIAN TRUSTEE C/O BURNS & LEVINSON LLP 125 HIGH STREET BOSTON, MA 02110	49-22-0	26 BLUE FISH LANE

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
BIXBY BRIAN TRUSTEE	07/23/2024	QS	1,410,000	36481-346
TATERONIS ARTHUR A & ELAI	11/27/1987	XX	135,000	6040-120

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

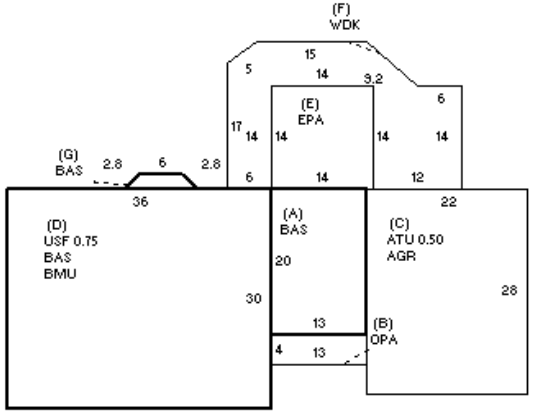
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
726	09/23/2015	77	SOLAR PANELS	20,000	05/02/2016	WFF	100	100
NP		12	CYCLICAL NON		08/22/2007	JH	100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	15,580	2 1.00	2-A 1.00	A 1.00	767,200	2.72	A 1.00	R19 3.50			747,450

TOTAL	15,580 SF	ZONING	RM	FRNT	0
Nbhd	NBHD 2	NOTE			
St Ind	SALTWORKS				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	747,500	705,200
BUILDING	537,300	513,800
DETACHED	0	0
OTHER	0	0
TOTAL	**1,284,800**	**1,219,000**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 02/27/2018

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.02	CAPE [100%]
QUALITY	+	1.10	PLUS AVE [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	2/27/2018	NF
LIST	2/27/2018	EST
REVIEW	12/19/2019	MR

YEAR BLT	1988	SIZE ADJ	1.000
NET AREA	2,166	DETAIL ADJ	1.000
$NLA(RCN)	$314	OVERALL	0.970

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	7	1.00
BEDROOMS	4	1.00
BATHROOMS	2	1.00
FIXTURES	8	$11,097
GARAGE SPACES	2	1.00
% BSMT FIN	0	1.00
# 1/2 BATHS	1	1.00
# OF UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR & WALL	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	1	HARDWOOD	1.00
INT FINISH	1	PLASTER	1.00
HEATING/COOL	3	RADIANT	1.00
FUEL SOURCE	3	ELECTRIC	0.95

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BAS	L	BASE AREA	1,356	1988	263.02	356,649
B	OPA	N	OPEN PORCH	52		53.35	2,774
C	AGR	N	ATT GARAGE	616		39.55	24,363
C	ATU	N	ATTIC UNF	308		56.98	17,549
D	BMU	N	BSMT UNFINISHED	1,080		60.25	65,066
D	USF	L	UPPER STORY FIN	810	1988	194.16	157,273
E	EPA	N	ENCLOSED PORCH	196		81.60	15,993
F	WDK	N	WOOD DECK	381		41.83	15,936
	F21	O	FPL 2S 1OP	1		10,831.10	10,831
	ODS	O	OUTDOOR SHOWER	1		2,576.80	2,577

TOTAL RCN	680,107

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

EFF.YR/AGE	1991 / 32		
COND	21	21 %	
FUNC	0		
ECON	0		
DEPR	21	% GD	79
RCNLD			$537,300