

Key: 2141

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 2.290

LEGAL

LAND

DETACHED

BUILDING

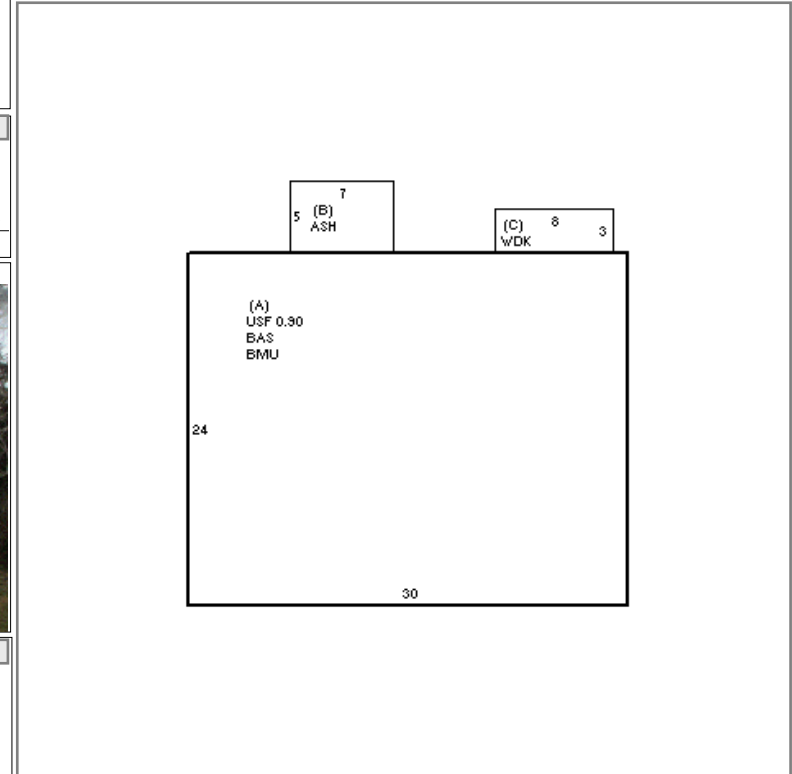
CURRENT OWNER		PARCEL ID		LOCATION	
CROTEAU DANIEL P 70 SIX PENNY LANE BREWSTER, MA 02631		37-26-0		70 SIX PENNY LANE	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
CROTEAU DANIEL P		06/15/1998	H	85,000	11501-117
ROBINSON CATHERINE TRUSTE		05/21/1992	A	100	8030-189

CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD	
1010	100	SINGLE FAMILY			1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	%
NP 476	08/06/2002	12	CYCLICAL NON ALTERATIONS	7,000	11/28/2007	JH	100
691	11/13/2000	5	OTHER	3,000			100

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	11,000	11	1.00	A	1.00	A	1.00	372,640	3.69	A	1.00
									R07	1.70		346,780

TOTAL	11,000 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 11	NOTE				LAND	346,800	327,200
St Ind	AVERAGE		BUILDING	271,900	260,800			
Infl	AVERAGE		DETACHED	15,200	14,900			
			OTHER	0	0			
						<b>TOTAL</b>	<b>633,900</b>	<b>602,900</b>

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	20 0.80 20X30		600	28.49	13,700
PTD	A	1.00	30 0.70 13X16		256	8.10	1,500



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

BLDG COMMENTS

YEAR BLT	1964	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	418,264		
NET AREA	1,368	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	720		65.42	47,102	CONDITION ELEM	CD		
\$NLA(RCN)	\$306	OVERALL	1.050	EXT COVER	1	WD SHINGLE	1.00	A	BAS	L	BASE AREA	720	1964	305.41	219,897	EXTERIOR	A		
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	648	1964	193.04	125,091	INTERIOR	A		
				ROOF COVER	1	ASPH/CMP SH	1.00	B	ASH	N	ATT SHED	35		30.60	1,071	KITCHEN	A		
				FLOOR COVER	1	HARDWOOD	1.00	C	WDK	N	WOOD DECK	24		41.17	988	BATHS	A		
				INT FINISH	1	PLASTER	1.00		F21	O	FPL 2S 1OP	1		10,658.60	10,659	HEAT/ELEC	A		
				HEATING/COOL	2	HOT WATER	1.00		ODS	O	OUTDOOR SHOWER	1		2,535.80	2,536				
				FUEL SOURCE	2	GAS	1.00												
																		EFF.YR/AGE	1964 / 59
																		COND	35 35 %
																		FUNC	0
																		ECON	0
																		DEPR	35 % GD 65
																		RCNLD	\$271,900