

Key: 2204

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 2.356

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
KING MICHAEL P & MEGAN V CO-TRUSTEES THE MICHAEL & MEGAN KING LIVING TRUST 34 MUSKET LANE SUDBURY, MA 01776				37-31-0				22 SIX PENNY LANE			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
KING MICHAEL P & MEGAN V				10/27/2017	QS	426,000	30858-277				
MARION ROBERT H SUCCESSOR				10/27/2017	DC		30858-274				
MARION MERLE ANN TRUSTEE				01/03/2003	F	1	16184-342				

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	%
1068	12/05/2019	7	ALTERATIONS	9,360	07/07/2020	NF	100	100
457	05/24/2018	7	ALTERATIONS	4,790	06/20/2019	NF	100	100
FY19-12	10/27/2017	13	SPLIT/SUB/LA		08/02/2018	JMG	100	100
	10/27/2017	16	MLS REVIEW	426,000	08/02/2018	JMG	100	100
51	02/18/2010	7	ALTERATIONS	8,000	12/28/2010	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	21,160	11	1.00	A	1.00	A	1.00				383,280

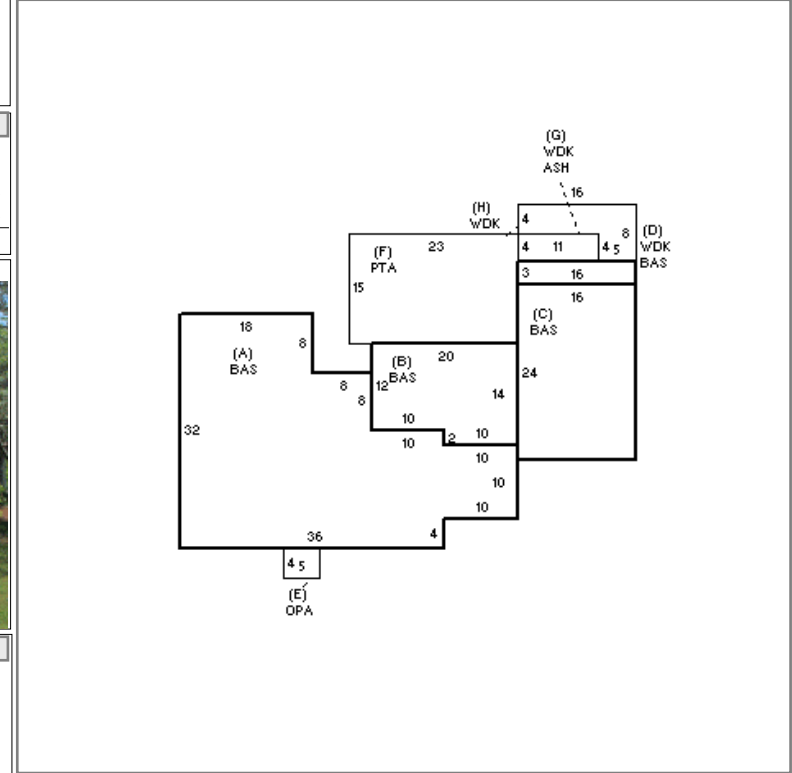
TOTAL	21,160 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 11	N O T E	FY19 combine 37-31 & 37-30 to remain 37-31; Lots 15 & 16 Plan 159-29			LAND	383,300	361,600
St Ind	AVERAGE		BUILDING	253,200	239,100			
Infl	AVERAGE		DETACHED	1,700	1,700			
			OTHER	0	0			
					TOTAL	638,200	602,400	

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
SHF	A	1.00	30 0.70 8X14		112	21.39	1,700	07/07/2020



BLDG COMMENTS
PULL DOWN STAIRS TO ATTIC



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	3/20/2018	NF
MODEL	1		RESIDENTIAL	LIST	4/19/2018	NF
STYLE	1	1.00	RANCH [100%]	REVIEW	12/20/2019	MR
QUALITY	-	0.90	MINUS AVE [100%]			
FRAME	1	1.00	WD FRAME [100%]			

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YEAR BLT	1966	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	351,708		
NET AREA	1,720	DETAIL ADJ	1.000	FOUNDATION	2	SLAB	0.95	+	BAS	L	BASE AREA	1,336	1966	191.68	256,082	CONDITION ELEM	CD		
\$NLA(RCN)	\$204	OVERALL	0.900	EXT COVER	1	WD SHINGLE	1.00	C	BAS	L	BASE AREA	384	1998	191.68	73,605	EXTERIOR	G		
				ROOF SHAPE	1	GABLE	1.00	E	OPA	N	OPEN PORCH	20		40.50	810	INTERIOR	A		
				ROOF COVER	1	ASPH/CMP SH	1.00	F	PTA	N	PATIO	345		10.95	3,777	KITCHEN	A		
				FLOOR COVER	5	VINYL	1.00	G	ASH	N	ATT SHED	44		23.62	1,039	BATHS	A		
				INT FINISH	2	DRYWALL	1.00	+	WDK	N	WOOD DECK	176		31.75	5,588	HEAT/ELEC	A		
				HEATING/COOL	5	ELECTRIC BB	1.00		GFP	O	GAS FIREPLACE	1		2,532.10	2,532				
				FUEL SOURCE	3	ELECTRIC	0.95		ODS	O	OUTDOOR SHOWER	1		1,956.20	1,956				
																		EFF.YR/AGE	1977 / 46
																		COND	28 28 %
																		FUNC	0
																		ECON	0
																		DEPR	28 % GD 72
																		RCNLD	\$253,200