

Key: 2330

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 2.489

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
CHAMBERS ROBERT & LYNN 102 WHIFFLETREE AVENUE BREWSTER, MA 02631				5-29-0				102 WHIFFLETREE AVENUE			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CHAMBERS ROBERT & LYNN				11/24/2000	QS	250,000	13385-043				
MURPHY PETER B				12/01/1976	XX		2434-138				

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	%
23-189	03/14/2023	7	ALTERATIONS	6,615	06/07/2024	TCK	100	100
23-16	01/12/2023	7	ALTERATIONS	1,900	06/07/2024	TCK	100	100
695	07/29/2016	7	ALTERATIONS	4,000	03/01/2017	NH	100	100
4	01/07/2008	7	ALTERATIONS	6,000	12/28/2010	JH	100	100
135	03/04/2002	5	OTHER	2,900			100	100

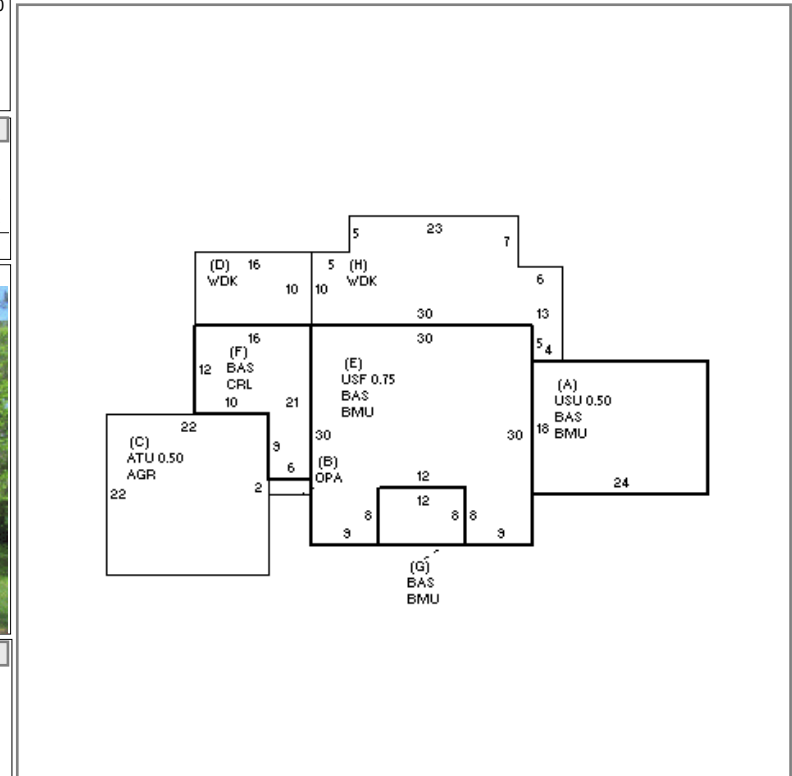
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	60,000	12 1.00	A 1.00	A 1.00	219,200	1.00	A 1.00	R03	1.00		303,350
300	A	0.723	12 1.00	A 1.00	A 1.00	12,000	1.00	A 1.00	R03	1.00		8,680

TOTAL	2.100 Acres	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 12	NOTE				LAND	312,000	294,400
St Ind	AVERAGE		BUILDING	572,300	540,300			
Infl	AVERAGE		DETACHED	3,800	3,700			
			OTHER	0	0			
						TOTAL	888,100	838,400

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
HTB	A	1.00	20 0.80		1	4,058.10	3,200
SHF	A	1.00	50 0.50 6X8		48	22.94	600

PHOTO 06/14/2024

BLDG COMMENTS



BUILDING	CD	ADJ	DESC	MEASURE	2/8/2008	JH
MODEL	1		RESIDENTIAL	LIST	3/19/2009	JH
STYLE	4	1.02	CAPE [100%]	REVIEW	6/14/2024	EMZ
QUALITY	G-	1.20	GOOD - [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	1965	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	817,620	
NET AREA	2,181	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,332		67.16	89,462			
\$NLA(RCN)	\$375	OVERALL	1.030	EXT COVER	1	WD SHINGLE	1.00	+	BAS	L	BASE AREA	1,578	1965	298.58	471,160			
CAPACITY																		
STORIES	1.75	UNITS	1.00	ROOF SHAPE	1	GABLE	1.00	A	USU	N	UPPER STORY UNF	216		69.75	15,066			
ROOMS	7	ADJ	1.00	ROOF COVER	2	WD SHINGLE	1.01	B	OPA	N	OPEN PORCH	12		61.80	742			
BEDROOMS	4		1.00	FLOOR COVER	1	HARDWOOD	1.00	C	AGR	N	ATT GARAGE	484		49.01	23,721			
BATHROOMS	2		1.00	INT FINISH	2	DRYWALL	1.00	C	ATU	N	ATTIC UNF	242		66.00	15,973			
FIXTURES	6	\$9,641		HEATING/COOL	2	HOT WATER	1.00	+	WDK	N	WOOD DECK	623		48.45	30,186			
GARAGE SPACES	0	1.00		FUEL SOURCE	2	GAS	1.00	E	USF	L	UPPER STORY FIN	603	1965	227.24	137,023			
% BSMT FIN	0	1.00						F	CRL	N	BSMT CRAWL	246		37.53	9,233			
# 1/2 BATHS	0	1.00						F22	O		FPL 2S 2OP	1		15,415.40	15,415			
# OF UNITS	1	1.00																
																EFF.YR/AGE	1973 / 50	
																COND	30 30 %	
																FUNC	0	
																ECON	0	
																DEPR	30 % GD 70	
																RCNLD	\$572,300	