

Key: 2336

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 2.495

LEGALS

CURRENT OWNER		PARCEL ID	LOCATION			
SULLIVAN BRIAN P & KAREN P TRUSTEES SULLIVAN FAMILY HOLDING TRUST 28 LINCOLN DRIVE ACTON, MA 01720		6-35-0	29 WHIFFLETREE AVENUE			
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)	
SULLIVAN BRIAN P & KAREN		03/27/2023	F	100	35699-290	
SULLIVAN BRIAN P & KAREN		03/12/2010	QS	347,500	24416-278	
ROGERS PAUL C & MARY ELLE		11/01/2006	QS	380,000	21492-028	

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	%
926	12/29/2020	7	ALTERATIONS	1,578	01/04/2021	NF	100	100
630	10/25/1999	7	ALTERATIONS	3,000			100	100

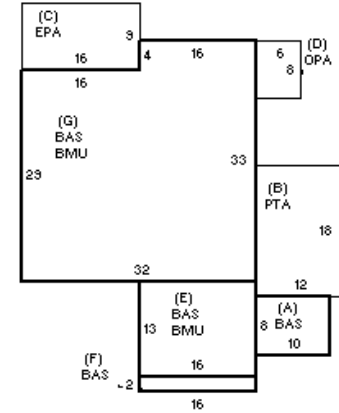
LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	43,560	12	1.00	A	1.00	A	1.00	219,200	1.24	A	1.00	R03	1.00			272,250

TOTAL	43,560 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 12	NOTE	LAND	272,300	256,900			
St Ind	AVERAGE		BUILDING	317,000	304,200			
Infl	AVERAGE		DETACHED	13,600	13,500			
			OTHER	0	0			
			TOTAL	602,900	574,600			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	10 0.90 20X23		460	30.15	12,500
SHF	A	1.00	50 0.50 6X17		102	21.39	1,100



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	1/31/2018	NF
MODEL	1		RESIDENTIAL	LIST	1/31/2018	EST
STYLE	1	1.00	RANCH [100%]	REVIEW	12/16/2019	MR
QUALITY	A+	1.20	AVG + [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1958	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	511,319				
NET AREA	1,312	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	BAS	L	BASE AREA	80	1958	295.80	23,664	CONDITION ELEM	CD				
\$NLA(RCN)	\$390	OVERALL	1.000	EXT COVER	1	WD SHINGLE	1.00	B	PTA	N	PATIO	216		17.17	3,709	EXTERIOR	A				
				ROOF SHAPE	1	GABLE	1.00	C	EPA	N	ENCLOSED PORCH	144		96.60	13,910	INTERIOR	A				
				ROOF COVER	1	ASPH/CMP SH	1.00	D	OPA	N	OPEN PORCH	48		60.00	2,880	KITCHEN	A				
				FLOOR COVER	1	HARDWOOD	1.00	+	BMU	N	BSMT UNFINISHED	1,200		67.76	81,307	BATHS	A				
				INT FINISH	2	DRYWALL	1.00	+	BAS	L	BASE AREA	1,232	1958	295.80	364,426	HEAT/ELEC	A				
				HEATING/COOL	1	FORCED AIR	1.00	F11	O	FPL 1S 1OP	1		9,164.40	9,164							
				FUEL SOURCE	1	OIL	1.00	ODS	O	OUTDOOR SHOWER	1		2,898.00	2,898							
																		EFF.YR/AGE	1958 / 65		
																		COND	38 38 %		
																		FUNC	0		
																		ECON	0		
																		DEPR	38	% GD	62
																		RCNLD	\$317,000		