

Key: 2343

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 2.502

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER		PARCEL ID	LOCATION			
ALEO BENEDICT J & ELAINE RIVERS TRUSTEES 110 STONY BROOK ROAD BREWSTER, MA 02631		6-27-0	110 STONY BROOK ROAD			
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)	
ALEO BENEDICT J & ELAINE		03/15/2023	F	1	35681-16	
ALEO BENEDICT J & ELAINE		06/29/1995	QS	110,000	9732-010	

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	%
441	06/05/2017	7	ALTERATIONS	2,560	06/13/2018	NF	100	100
460	06/04/2014	7	ALTERATIONS	6,600	08/12/2014	RJM	100	100
543	06/26/2013	7	ALTERATIONS	7,700	08/12/2014	RJM	100	100
373	08/02/2010	3	OUT BUILDING	6,000	12/28/2010	JH	100	100

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	15,000	12	1.00	12M 1.00	A 1.00	252,080	2.82	A	1.00	RM5 1.15	244,380

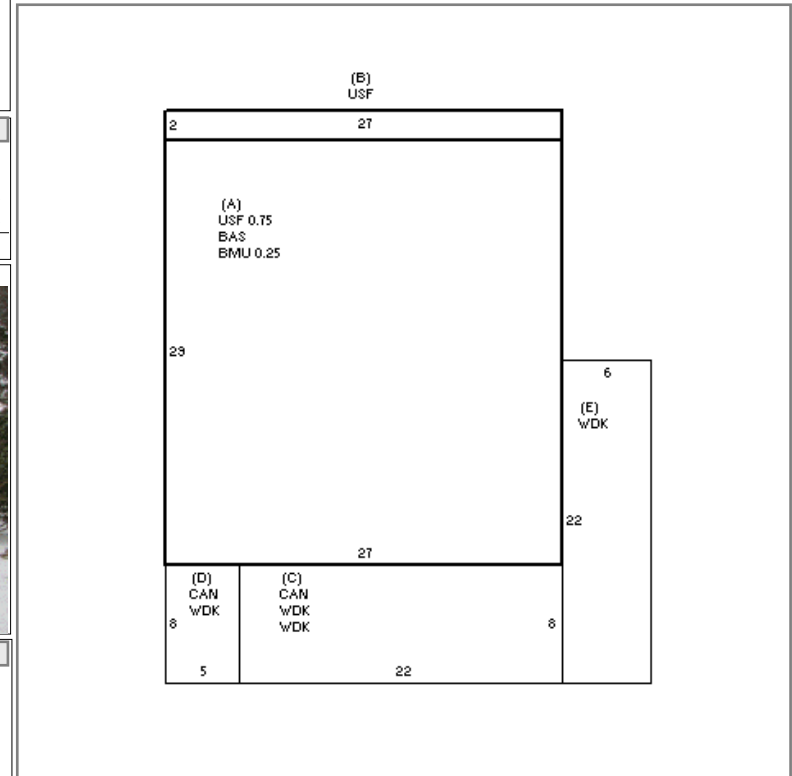
TOTAL	15,000 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 12	NOTE			LAND	244,400	230,600	
St Ind	STONYBROOK		BUILDING	351,600	336,500			
Infl	AVERAGE		DETACHED	2,800	2,700			
			OTHER	0	0			
			TOTAL	598,800	569,800			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	G	1.20	10 0.90	10X12	2010	120	25.67 2,800



PHOTO	02/01/2018
BLDG COMMENTS	

BUILDING	CD	ADJ	DESC	MEASURE	2/1/2018	NF
MODEL	1		RESIDENTIAL	LIST	1/23/2008	JH
STYLE	5	1.05	COLONIAL [100%]	REVIEW	7/23/2018	MR
QUALITY	A+	1.20	AVG + [100%]			
FRAME	1	1.00	WD FRAME [100%]			



YEAR BLT	1976	SIZE ADJ	1.000
NET AREA	1,424	DETAIL ADJ	1.000
\$NLA(RCN)	\$338	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES		1.75	1.00
ROOMS		7	1.00
BEDROOMS		3	1.00
BATHROOMS		1	1.00
FIXTURES		5	\$7,800
GARAGE SPACES		0	1.00
% BSMT FIN		0	1.00
# 1/2 BATHS		1	1.00
# OF UNITS		1	1.00

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	196		80.22	15,722
EXT COVER	1	WD SHINGLE	1.00	A	BAS	L	BASE AREA	783	1976	349.04	273,301
ROOF SHAPE	3	GAMBREL	1.00	+	USF	L	UPPER STORY FIN	641	1976	220.62	141,416
ROOF COVER	4	WD SHAKES	1.00	+	WDK	N	WOOD DECK	524		47.04	24,649
FLOOR COVER	2	SOFTWOOD	1.00	C	CAN	N	CANOPY	176		55.92	9,842
INT FINISH	3	WD PANEL	1.00	D	CAN	N	CANOPY	40		55.92	2,237
HEATING/COOL	5	ELECTRIC BB	1.00	GFP	O		GAS FIREPLACE	1		3,751.20	3,751
FUEL SOURCE	3	ELECTRIC	0.95	ODS	O		OUTDOOR SHOWER	1		2,898.00	2,898

TOTAL RCN	481,618
CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT/ELEC	A
EFF.YR/AGE	1979 / 44
COND	27 27 %
FUNC	0
ECON	0
DEPR	27 % GD 73
RCNLD	\$351,600