

Key: **238**

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 251

LEGALS

CURRENT OWNER			PARCEL ID			LOCATION		
LANIGAN SUSAN M TRUSTEE LANIGAN REALTY TRUST 103 BROOKSBY VILLAGE DRIVE APT #104 PEABODY, MA 01960			49-58-0			91 ROBBINS HILL ROAD		
TRANSFER HISTORY			DOS	T	SALE PRICE	BK-PG (Cert)		
LANIGAN SUSAN M TRUSTEE			01/05/2011	F	100	25159-306		
LANIGAN SUSAN M			08/14/1981	XX		3344-58		

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	%
322	05/10/2007	7	ALTERATIONS	4,000	08/17/2007	JH	100	100

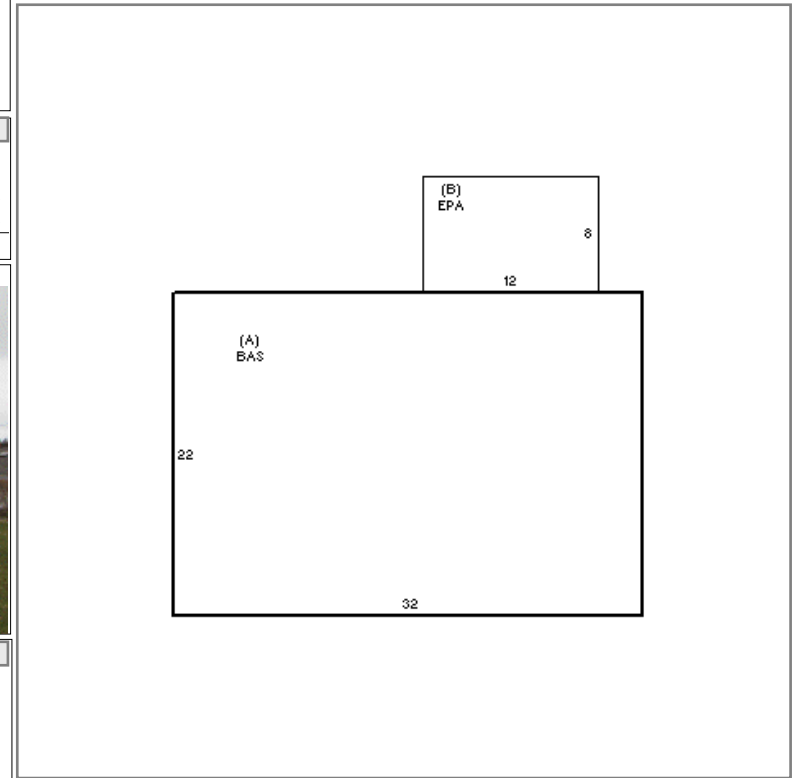
LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	17,100	2	1.00	A	1.00	A	1.00	767,200	2.52	A	1.00	R12	3.50			759,290

TOTAL	17,100 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 2	NOTE				LAND	759,300	573,100
St Ind	AVERAGE		BUILDING	162,600	153,500			
Infl	AVERAGE		DETACHED	7,800	7,700			
			OTHER	0	0			
			TOTAL	929,700	734,300			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	20 0.80 12X22		264	36.79	7,800



BUILDING	CD	ADJ	DESC	MEASURE	3/7/2018	NF
MODEL	1		RESIDENTIAL	LIST	8/17/2007	JH
STYLE	1	1.00	RANCH [100%]	REVIEW	11/15/2018	TD
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BUILDING

YEAR BLT	1969	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	213,936			
NET AREA	704	DETAIL ADJ	1.000	FOUNDATION	5	OTHER	1.00	A	BAS	L	BASE AREA	704	1969	276.33	194,533	CONDITION ELEM	CD			
\$NLA(RCN)	\$304	OVERALL	0.950	EXT COVER	3	ALUMINUM	1.00	B	EPA	N	ENCLOSED PORCH	96		87.94	8,443	EXTERIOR	G			
				ROOF SHAPE	1	GABLE	1.00		F11	O	FPL 1S 10P	1		7,255.20	7,255	INTERIOR	G			
				ROOF COVER	1	ASPH/CMP SH	1.00											KITCHEN	G	
				FLOOR COVER	3	W/W CARPET	1.00											BATHS	G	
				INT FINISH	2	DRYWALL	1.00											HEAT/ELEC	A	
				HEATING/COOL	5	ELECTRIC BB	1.00											EFF.YR/AGE		1985 / 38
				FUEL SOURCE	3	ELECTRIC	0.95											COND	24	24 %
																	FUNC	0		
																	ECON	0		
																	DEPR	24	% GD	76
																	RCNLD		\$162,600	