

Key: 2385

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 2.540

LEGALS

CURRENT OWNER		PARCEL ID		LOCATION			
LONG JOHN F & KATHLEEN C 51 WAGON WHEEL LANE BREWSTER, MA 02631		5-77-0		51 WAGON WHEEL LANE			
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)		
LONG JOHN F & KATHLEEN C		09/17/2012	QS	305,000	26677-231		
KURISKO ROBERT M SR		08/24/2011	F	1	25640-117		
KURISKO ROBERT M SR &		06/06/1984	XX	100	4134-333		

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	%
74	02/25/2011	7	ALTERATIONS	7,400	03/23/2012	MR	100	100
280	10/03/1991	2	ADD	10,000	02/01/1992		100	100

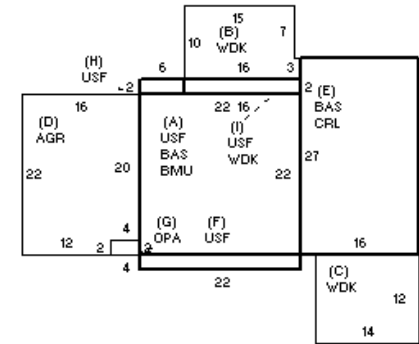
LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	15,621	12	1.00	12L 1.00 A 1.00	219,200	2.72	A	1.00	R03	1.00	213,640

TOTAL	15,621 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 12	NOTE	LAND	213,600	201,600			
St Ind	BRIDLEPATH		BUILDING	359,200	339,300			
Infl	AVERAGE		DETACHED	0	0			
			OTHER	0	0			
TOTAL			TOTAL	572,800	540,900			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	2/6/2018	NF
MODEL	1		RESIDENTIAL	LIST	2/20/2018	NF
STYLE	5	1.05	COLONIAL [100%]	REVIEW	12/17/2019	MR
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS
HATCH TO ATTIC

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YEAR BLT	1978	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	472.685			
NET AREA	1,488	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	484		72.19	34,942	CONDITION ELEM	CD			
\$NLA(RCN)	\$318	OVERALL	1.080	EXT COVER	1	WD SHINGLE	1.00	A	BAS	L	BASE AREA	484	1978	287.52	139,158	EXTERIOR	G			
				ROOF SHAPE	1	GABLE	1.00	+	WDK	N	WOOD DECK	353		42.34	14,945	INTERIOR	A			
				ROOF COVER	1	ASPH/CMP SH	1.00	D	AGR	N	ATT GARAGE	344		45.62	15,692	KITCHEN	A			
				FLOOR COVER	1	HARDWOOD	1.00	E	CRL	N	BSMT CRAWL	432		32.79	14,166	BATHS	A			
				INT FINISH	2	DRYWALL	1.00	E	BAS	L	BASE AREA	432	1989	287.52	124,208	HEAT/ELEC	A			
				HEATING/COOL	9	WARM/CL AIR	1.03	+	USF	L	UPPER STORY FIN	572	1978	200.58	114,733					
				FUEL SOURCE	2	GAS	1.00	G	OPA	N	OPEN PORCH	8		54.00	432					
													GFP	O	GAS FIREPLACE	1	3,376.10	3,376		
													ODS	O	OUTDOOR SHOWER	1	2,608.20	2,608		
													EFF.YR/AGE		1985 / 38					
													COND	24	24 %					
													FUNC	0						
													ECON	0						
													DEPR	24	% GD	76				
													RCNLD				\$359,200			