Key: 2418

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 2,571

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
FORMAN JEROME J & DEBORAH E 227 STONY BROOK ROAD BREWSTER, MA 02631	15-37-0	227 STONY BROOK ROAD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
FORMAN JEROME J & DEBORAH	06/10/1976		85,000	(67574)

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	%
730	08/11/2021	7	ALTERATIONS	14,082	05/11/2022	TCK	100	100
		14	CYCLICAL GRO		01/24/2018	NF	100	100
714	08/27/2013	7	ALTERATIONS	15,000	08/12/2014	RJM	100	100
394	06/26/2002	5	OTHER	6,000			100	100
383	11/20/1990	2	ADD	11,300	03/07/1991		100	100

LAND

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	12M 1.00	A 1.00	252,080	1.00	A 1.00	RM5 1.15			348,850
300	A	1.623	12 1.00	12M 1.00	A 1.00	13,800	1.00	A 1.00	RM5 1.15			22,400

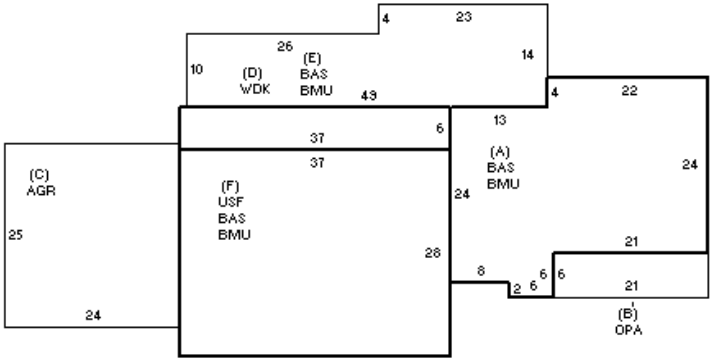
TOTAL	3.000 Acres	ZONING	RM	FRNT	0
Nbhd	NBHD 12	NOTE	SAND RIGHTS FROM EILERT WEFER TO PHILIP ELLIS DATED 7/2/1892 BOOK 265 PAGE 545 FY 07 luc changed from mixed use, law office gone for decades.		
St Ind	STONYBROOK				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	371,300	350,200
BUILDING	739,700	709,300
DETACHED	14,200	14,100
OTHER	0	0
TOTAL	**1,125,200**	**1,073,600**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DB2	G 1.20	10 0.90	30X24		720	21.96	14,200

PHOTO 01/24/2018



BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	5	1.05	COLONIAL [100%]
QUALITY	G	1.30	GOOD [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	1/24/2018	NF
LIST	1/22/2008	JH
REVIEW	5/26/2022	MR

BLDG COMMENTS

YEAR BLT	1964	SIZE ADJ	0.980
NET AREA	3,150	DETAIL ADJ	1.000
$NLA(RCN)	$361	OVERALL	1.080

CAPACITY	UNITS	ADJ
STORIES	2	1.00
ROOMS	9	1.00
BEDROOMS	5	1.00
BATHROOMS	3	1.00
FIXTURES	10	$18,252
GARAGE SPACES	2	1.00
% BSMT FIN	0	1.00
# 1/2 BATHS	0	1.00
# OF UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR & WALL	1.00
EXT COVER	1	WD SHINGLE	1.00
ROOF SHAPE	6	SALTBOX	1.00
ROOF COVER	1	ASPH/CMP SH	1.00
FLOOR COVER	3	W/W CARPET	1.00
INT FINISH	2	DRYWALL	1.00
HEATING/COOL	9	WARM/CL AIR	1.03
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	2,114		65.59	138,664
+	BAS	L	BASE AREA	2,114	1964	305.25	645,294
B	OPA	N	OPEN PORCH	126		68.80	8,668
C	AGR	N	ATT GARAGE	600		52.19	31,312
D	WDK	N	WOOD DECK	582		53.94	31,390
F	USF	L	UPPER STORY FIN	1,036	1964	242.63	251,370
	F12	O	FPL 1S 2OP	1		13,034.10	13,034
	GEN	O	GENERATOR	1		0.00	

TOTAL RCN	1,137,984

CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT/ELEC	A

EFF.YR/AGE	1964 / 59		
COND	35	35 %	
FUNC	0		
ECON	0		
DEPR	35	% GD	65
RCNLD	$739,700		