

Key: 2474

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 2.631

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
STEGERWALD CARL 34 PINE RIDGE ROAD BREWSTER, MA 02631				5-36-0				34 PINE RIDGE ROAD			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
STEGERWALD CARL				09/21/2017	F	100 (214112)					
STEGERWALD CARL & LINDA				06/21/1999	N	200,000 (153640)					
LYNCH FORD R & CAROL				10/04/1985	XX	103,641 (103641)					

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	%
370	04/21/2021	7	ALTERATIONS	100,000	03/23/2023	TCK	100	100
145	04/01/2010	2	ADD	60,000	12/30/2010	JH	100	100

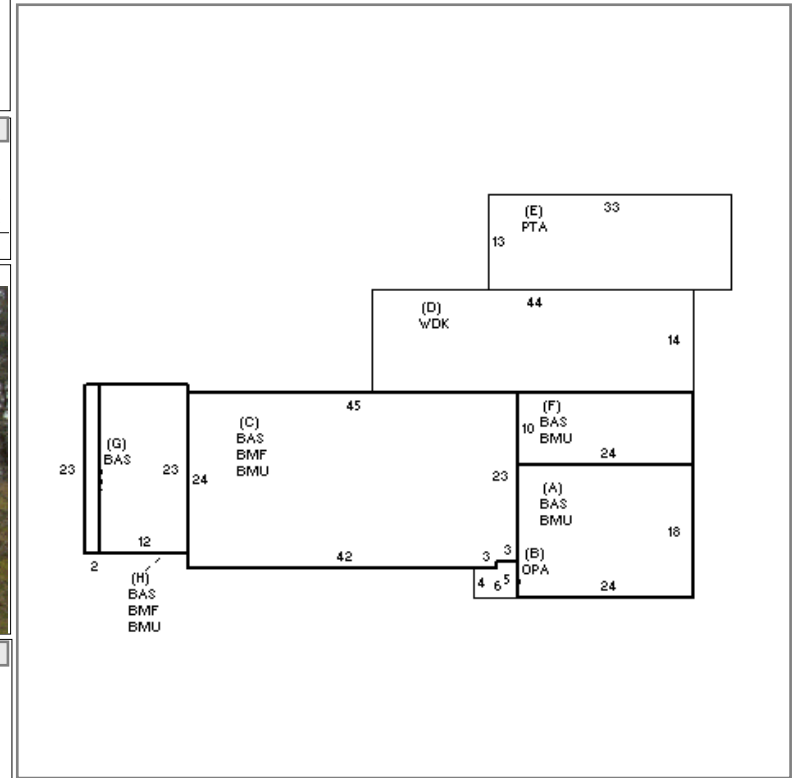
LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	32,220	12	1.00	A	1.00	A	1.00	252,080	1.53	A	1.00	R06	1.15			285,800

TOTAL	32,220 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 12	NOTE				LAND	285,800	269,600
St Ind	AVERAGE		BUILDING	695,400	656,500			
Infl	AVERAGE		DETACHED	1,600	1,600			
			OTHER	0	0			
						TOTAL	982,800	927,700

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	10 0.90 8X10		80	22.01	1,600



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	3/23/2023	TCK
MODEL	1		RESIDENTIAL	LIST	3/22/2023	EST
STYLE	1	1.00	RANCH [100%]	REVIEW	4/8/2023	EMZ
QUALITY	G	1.30	GOOD [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS

G

YEAR BLT	1973	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	869,220		
NET AREA	2,071	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	2,025		63.83	129,262				
\$NLA(RCN)	\$420	OVERALL	1.030	EXT COVER	1	WD SHINGLE	1.00	+	BAS	L	BASE AREA	1,509	1973	297.06	448,260				
				ROOF SHAPE	1	GABLE	1.00	B	OPA	N	OPEN PORCH	27		66.95	1,808				
				ROOF COVER	1	ASPH/CMP SH	1.00	+	BMF	N	BSMT FINISH	1,353		43.90	59,401				
				FLOOR COVER	1	HARDWOOD	1.00	D	WDK	N	WOOD DECK	616		52.49	32,333				
				INT FINISH	2	DRYWALL	1.00	E	PTA	N	PATIO	429		17.03	7,307				
				HEATING/COOL	9	WARM/CL AIR	1.03	F	BAS	L	BASE AREA	240	2010	297.06	71,294				
				FUEL SOURCE	2	GAS	1.00	+	BAS	L	BASE AREA	322	2021	297.06	95,653				
								F11	O		FPL 1S 1OP	1		10,225.90	10,226				
								ODS	O		OUTDOOR SHOWER	1		3,233.70	3,234				
																EFF.YR/AGE	1993 / 30		
																COND	20 20 %		
																FUNC	0		
																ECON	0		
																DEPR	20	% GD	80
																RCNLD	\$695,400		