

Key: 2505

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 2.662

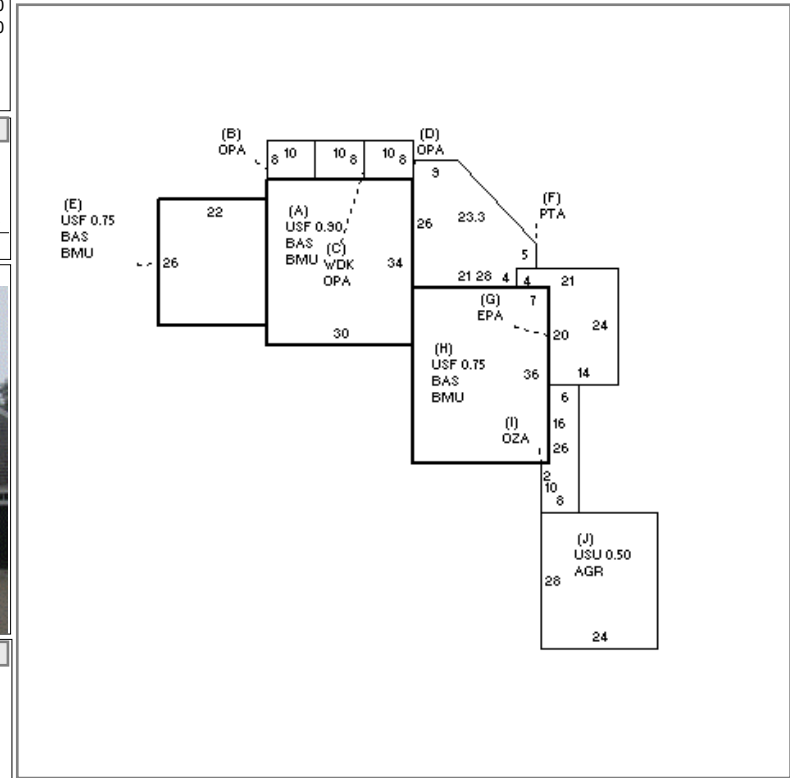
LEG
AL
LAND

CURRENT OWNER		PARCEL ID		LOCATION								
FARRELL FRANK J JR & KELLY M CO-TRUST		16-12-0		451 MAIN STREET								
FARRELL KELLY M & FRANK J JR CO-TRUST		TRANSFER HISTORY		DOS	T							
451 MAIN STREET		FARRELL FRANK J JR & KELL		04/27/2017	F							
BREWSTER, MA 02631		FARRELL FRANK J JR & KELL		05/10/2006	F							
		THE EXCHANGE AUTHORITY LL		12/12/2005	QS							
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	60,000 10	1.00	A	1.00	876,800	1.00	A	1.00	BGD	4.00	1,213,390
300	A	1,514 10	1.00	A	1.00	48,000	1.00	A	1.00	BGD	4.00	72,670
350	A	0,995 10	1.00	A	1.00	2,100	1.00	A	1.00	TWP	1.00	2,090

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 %
22-1123	01/24/2023	77	SOLAR PANELS	25,950	07/09/2024	TCK	100 100
148	03/04/2014	3	OUT BUILDING	4,000	06/26/2015	MW	100 100
1029	12/05/2013	10	INGROUND POO	45,000	06/26/2015	MW	100 100
349	06/02/2006	2	ADD	500,000	07/17/2007	JH	100 100
571	09/24/2002	1	NEW CONSTRUC	90,000	06/16/2004	WH	100 100

DE
T
A
C
H
E
D

TOTAL	3.886 Acres	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 10	N O T E				LAND	1,288,200	1,215,200
St Ind	AVERAGE					BUILDING	1,582,000	1,513,300
Infl	AVERAGE					DETACHED	27,900	27,600
						OTHER	0	0
						TOTAL	2,898,100	2,756,100



PHO
TO

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	G	1.20 10	0.90 10X12	2014	120	25.67	2,800
IPV	G	1.20 10	0.90 16X34	2013	544	44.37	21,700
PTD	G	1.20 10	0.90	2014	440	8.64	3,400



BL
D
G

BUILDING	CD	ADJ	DESC	MEASURE	1/10/2018	NF
MODEL	1		RESIDENTIAL	LIST	7/27/2007	JH
STYLE	4	1.02	CAPE [100%]	REVIEW	7/26/2024	EMZ
QUALITY	V	1.65	VERY GOOD [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS
POST & BEAM
23 SOLAR PANELS

IL
D
I
N
G

YEAR BLT	2002	SIZE ADJ	0.970	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,861,164
NET AREA	4,703	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	2,600		74.94	194,832	CONDITION ELEM	CD
\$NLA(RCN)	\$396	OVERALL	1.020	EXT COVER	1	WD SHINGLE	1.00	+	BAS	L	BASE AREA	1,592	2006	362.17	576,578	EXTERIOR	A
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	1,347	2006	238.88	321,774	INTERIOR	A
				ROOF COVER	1	ASPH/CMP SH	1.00	+	OPA	N	OPEN PORCH	240		81.63	19,590	KITCHEN	A
				FLOOR COVER	1	HARDWOOD	1.00	C	WDC	N	WOOD DECK	80		64.00	5,120	BATHS	A
				INT FINISH	1	PLASTER	1.00	F	PTA	N	PATIO	498		20.77	10,342	HEAT/ELEC	A
				HEATING/COOL	1	FORCED AIR	1.00	G	EPA	N	ENCLOSED PORCH	364		111.71	40,661		
				FUEL SOURCE	2	GAS	1.00	H	BAS	L	BASE AREA	1,008	2002	362.17	365,070		
								H	USF	L	UPPER STORY FIN	756	2002	238.88	180,595		
								I	OZA	N	OPEN BREEZEWAY	176		72.28	12,721		
								J	AGR	N	ATT GARAGE	672		60.51	40,663		
								J	USU	N	UPPER STORY UNF	336		92.12	30,952		
								F21	O	FPL 2S 1OP	1		16,571.60	16,572			
								GFP	O	GAS FIREPLACE	1		5,103.20	5,103			
								MST	O	MAS/METAL STACK	1		8,206.60	8,207			
								ODS	O	OUTDOOR SHOWER	1		3,942.50	3,943			
																RCNLD	\$1,582,000

EFF. YR/AGE	2004 / 19
COND	15 15 %
FUNC	0
ECON	0
DEPR	15 % GD 85