

Key: 2782

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 2.947

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
LATHAM CENTERS, INC 1646 MAIN STREET BREWSTER, MA 02631				48-61-0				1439-1445 MAIN STREET			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
LATHAM CENTERS, INC				08/21/2013	K	1 27637-122					
NEW ENGLAND FIRE & HISTOR				03/05/1973	K	20,000 1815-242					
MORRIS EUGENE I & JOCELY				03/05/1973	QS	12,000 1507-106					

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
9430	100	OTHER EDUC			1445	1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
24-155	03/19/2024	9	HVAC	80,000			0	0
	02/28/2024	20	3ABC				0	0
23-948	10/26/2023	7	ALTERATIONS	40,000	05/21/2024	PJK	0	100
23-635	08/21/2023	2	ADD	4,500,000	05/21/2024	PJK	0	50
23-738	08/09/2023	6	DEMO	25,000	08/30/2024	JMG	100	100

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
103	S	60,000	CIM 1.00	37	1.00	A 1.00	322,400	1.00	A 1.00	C02	1.00	444,080
303	A	0.141	CIM 1.00	37	1.00	A 1.00	14,200	1.00	A 1.00	C02	1.00	2,000

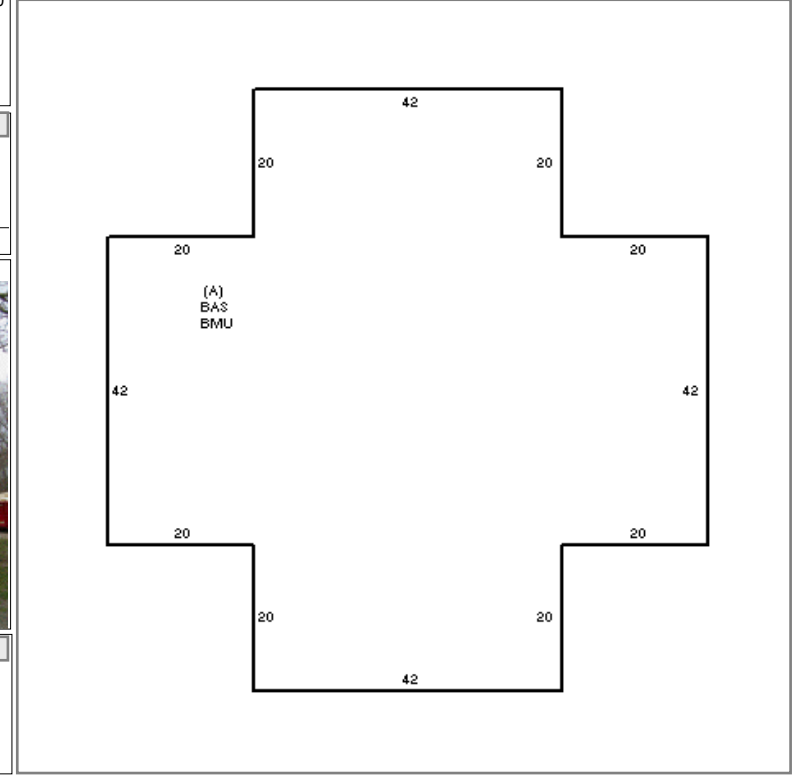
TOTAL	1.518 Acres		ZONING	RM	FRNT	0		ASSESSED	CURRENT	PREVIOUS
Nbhd	CIM		NOTE			LAND	446,100	428,900		
St Ind	PAINES-SACHEM			BUILDING	743,100	707,800				
Infl	AVERAGE			DETACHED	19,400	36,000				
				OTHER	262,800	375,600				
						TOTAL	1,471,400	1,548,300		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70		120	21.39	1,800
PAV	A	1.00	50 0.50		16,000	2.20	17,600



BUILDING	CD	ADJ	DESC	MEASURE	8/15/1990	RD
MODEL	5		CIM	LIST	8/15/1990	EST
STYLE	96	1.75	SCHOOLS [100%]	REVIEW	8/7/2019	EMZ
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS		
# 1445	LATHAM SCHOOL	



YEAR BLT	1950	SIZE ADJ	0.875
NET AREA	10,248	DETAIL ADJ	1.781
\$NLA(RCN)	\$113	OVERALL	1.000

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNF	5,124		45.50	233,165
EXT. COVER	12	BRICK VENEER	1.05	A	BAS	L	BASE AREA	5,124	1950	130.59	669,153
ROOF SHAPE	1	GABLE	1.00		BMF	L	BSMT FIN	5,124	1950	50.49	258,718
ROOF COVER	1	ASPH/CMP SHNGL	1.00								
FLOOR COVER	3	W/W CARPET	1.00								
INT. FINISH	2	DRYWALL	1.00								
HEATING/COOL	1	FORCED AIR	1.00								
FUEL SOURCE	1	OIL	1.00								

TOTAL RCN	1,161,036	
CONDITION ELEM	CD	
EXTERIOR	A	
INTERIOR	A	
EFF.YR/AGE	1978 / 45	
COND	36 36 %	
FUNC	0	
ECON	0	
DEPR	36 % GD	64
RCNLD	\$743,100	

Key: 2782

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 2.948

LEGAL

CURRENT OWNER		PARCEL ID		LOCATION	
LATHAM CENTERS, INC 1646 MAIN STREET BREWSTER, MA 02631		48-61-0		1439-1445 MAIN STREET	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD
9430	100	OTHER EDUC			1439	2	2 of 2
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %

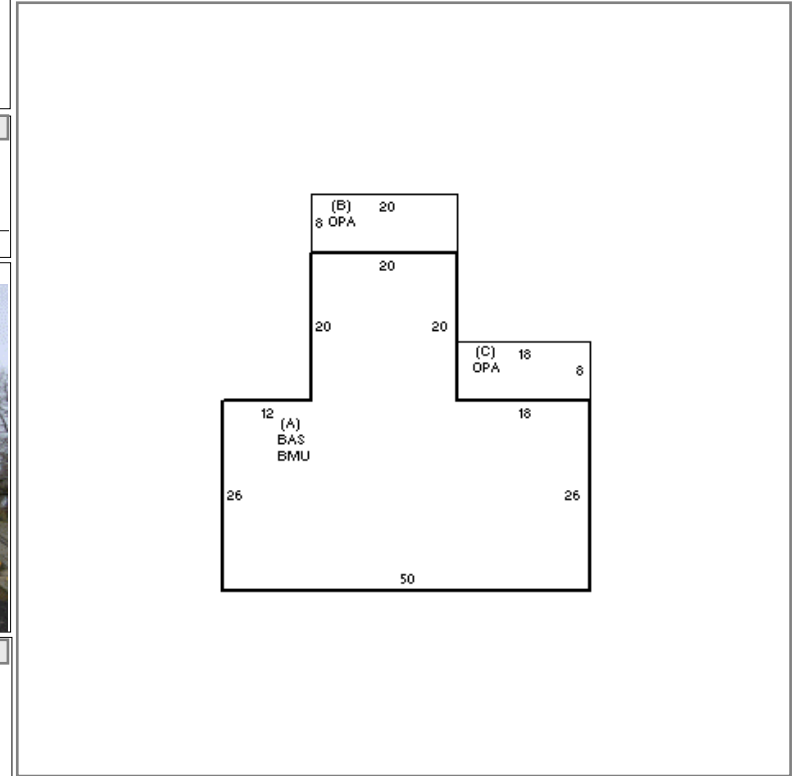
LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
----	---	----------	------	--------	------	----------	-----	------	-----	----	------------	-----------

TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND	262,800	
St Ind			BUILDING		
Infl			DETACHED		
			OTHER		
			TOTAL		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
----	------	------	----------	----	-------	-----------	-------



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE		
MODEL	5		CIM	LIST		
STYLE	96	1.75	SCHOOLS [100%]	REVIEW	8/7/2019	EMZ
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

BLDG COMMENTS
1439

INDING

YEAR BLT	1950	SIZE ADJ	1.260	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	410,557		
NET AREA	1,700	DETAIL ADJ	1.629	FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNF	1,700		59.93	101,888	CONDITION ELEM	CD		
\$NLA(RCN)	\$242	OVERALL	1.000	EXT. COVER	2	CLAPBOARD	1.00	A	BAS	L	BASE AREA	1,700	1950	172.00	292,405	EXTERIOR	A		
				ROOF SHAPE	1	GABLE	1.00	+	OPA	N	OPEN PORCH	304		43.31	13,166	INTERIOR	A		
				ROOF COVER	2	WOOD SHINGLE	1.01		PTA	N	PATIO	308		10.06	3,098				
				FLOOR COVER	2	SOFTWOOD	0.95												
				INT. FINISH	2	DRYWALL	1.00												
				HEATING/COOL	1	FORCED AIR	1.00												
				FUEL SOURCE	1	OIL	1.00												
																		EFF.YR/AGE	1978 / 45
																		COND	36 36 %
																		FUNC	0
																		ECON	0
																		DEPR	36 % GD 64
																		RCNLD	\$262,800