

Key: 2805

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 2.976

LEGALS

CURRENT OWNER										PARCEL ID				LOCATION				CLASS	CLASS%	DESCRIPTION				BN ID	BN	CARD	
LANG G JOSEPH & MARK S TRSTES BAKER-FORNACA-LANG TRUST 23 PEQUOT COURT BREWSTER, MA 02631										56-68-0				1676 MAIN STREET				1010	100	SINGLE FAMILY					1	1 of 1	
TRANSFER HISTORY										DOS		T	SALE PRICE		BK-PG (Cert)		PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%		
										08/18/2005		F	1 20171-136		733	12/06/2005	7	ALTERATIONS	700			100	100				
										10/23/2002		H	N/A-N/A		71	02/12/1998	7	ALTERATIONS	2,000			100	100				
										07/05/1977		XX	57,000 2540-225		686	12/17/1996	7	ALTERATIONS	2,100			100	100				
															130	04/24/1992	5	OTHER	1,000			100	100				


LAND

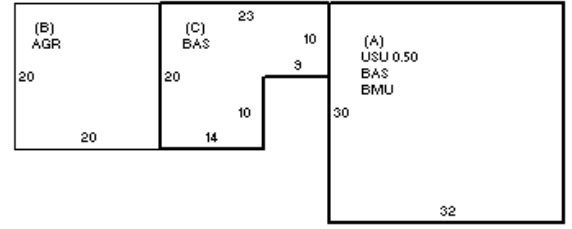
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE											
100	S	60,000	10	1.00	A	1.00	A	1.00	219,200	1.00	A	1.00	R03	1.00									303,350
300	A	0.923	10	1.00	A	1.00	A	1.00	12,000	1.00	A	1.00	R03	1.00									11,080

DETACHED

TOTAL	2.300 Acres		ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 10		NOTE				LAND	314,400	296,600
St Ind	AVERAGE			LAND	266,000	251,200			
Infl	AVERAGE			DETACHED	13,500	13,400			
				OTHER	0	0			
						TOTAL	593,900	561,200	

BUILDING

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	01/03/2008
DGF	L	0.80	20 0.80	20X24	480	24.12	9,300		
DGF	A	1.00	40 0.60	12X14	168	41.79	4,200		



BUILDING	CD	ADJ	DESC	MEASURE	12/21/2007	JH
MODEL	1		RESIDENTIAL	LIST	12/21/2007	EST
STYLE	4	1.02	CAPE [100%]	REVIEW	5/4/2008	SEJ
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS

INDING

YEAR BLT	1950	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	443,313			
NET AREA	1,330	DETAIL ADJ	1.000	FOUNDATION	3	FOUN WALL	1.00	A	BMU	N	BSMT UNFINISHED	960		60.18	57,773	CONDITION ELEM	CD			
\$NLA(RCN)	\$333	OVERALL	1.020	EXT COVER	1	WD SHINGLE	1.00	A	USU	N	UPPER STORY UNF	480		57.56	27,628	EXTERIOR	A			
				ROOF SHAPE	1	GABLE	1.00	B	AGR	N	ATT GARAGE	400		42.20	16,881	INTERIOR	A			
				ROOF COVER	1	ASPH/CMP SH	1.00	+	BAS	L	BASE AREA	1,330	1950	251.43	334,402	KITCHEN	A			
				FLOOR COVER	2	SOFTWOOD	1.00									BATHS	A			
				INT FINISH	2	DRYWALL	1.00									HEAT/ELEC	A			
				HEATING/COOL	2	HOT WATER	1.00													
				FUEL SOURCE	2	GAS	1.00													
																		EFF.YR/AGE	1950 / 73	
																		COND	40 40 %	
																		FUNC	0	
																		ECON	0	
																		DEPR	40 % GD 60	
																		RCNLD	\$266,000	