

Key: 2871

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 3.051

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
DICANDIA JAMIE A & JENNIFER M 19 ADAM TAYLOR ROAD STERLING, MA 01564				56-89-0				4 ALDEN DRIVE			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
DICANDIA JAMIE A & JENNIFER				11/08/2019	QS	379,000	32453-129				
BEGLEY RUTH J TRUSTEE				01/24/2017	F	1	30254-339				
BEGLEY RUTH				10/28/2008	ML		23237-276				

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	%
22-906	11/02/2022	7	ALTERATIONS	3,500	05/31/2024	TCK	100	100
179	03/04/2020	7	ALTERATIONS	8,000	01/12/2021	NF	100	100
	11/08/2019	15	SALE REVIEW	379,000	07/15/2020	JMG	100	100
660	08/20/2014	7	ALTERATIONS	3,850	06/01/2015	MW	100	100
705	08/27/2013	7	ALTERATIONS	6,000	08/14/2014	RJM	100	100

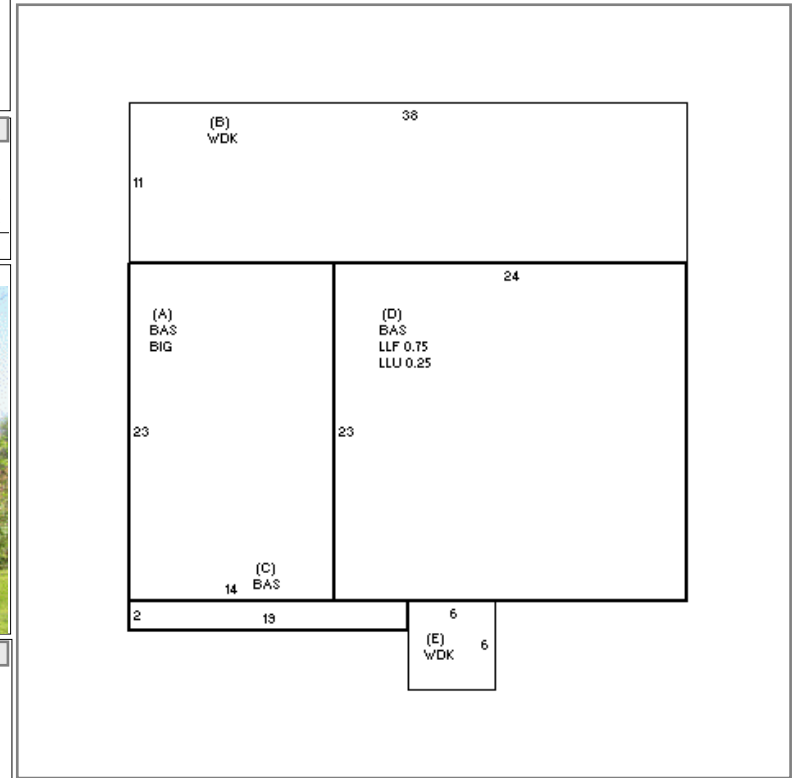
LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	21,900	12	1.00	12K	1.00	A	1.00				339,980

TOTAL	21,900 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 12	NOTE				LAND	340,000	320,800
St Ind	SCHOOLHOUSE		BUILDING	250,800	239,100			
Infl	AVERAGE		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	590,800	559,900

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	3/19/2019	NF
MODEL	1		RESIDENTIAL	LIST	4/18/2019	NF
STYLE	2	0.90	RAISED RNCH [100%]	REVIEW	6/12/2024	EMZ
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS	
BMF=FAM RM	
HATCH TO ATTIC	

YEAR BLT	1970	SIZE ADJ	1.000
NET AREA	1,326	DETAIL ADJ	1.000
\$NLA(RCN)	\$256	OVERALL	0.930
CAPACITY		UNITS	ADJ
STORIES	1	1.00	
ROOMS	5	1.00	
BEDROOMS	2	1.00	
BATHROOMS	1	1.00	
FIXTURES	5	\$6,045	
GARAGE SPACES	1	1.00	
% BSMT FIN	75	1.00	
# 1/2 BATHS	1	1.00	
# OF UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	FLR & WALL	1.00	A	BIG	N	BUILT-IN GARAGE	322		50.40	16,229
EXT COVER	1	WD SHINGLE	1.00	+	BAS	L	BASE AREA	912	1970	247.58	225,798
ROOF SHAPE	1	GABLE	1.00	+	WDK	N	WOOD DECK	454		36.46	16,551
ROOF COVER	1	ASPH/CMP SH	1.00	D	LLU	N	LOWER LEVEL UNF	138		88.79	12,254
FLOOR COVER	1	HARDWOOD	1.00	D	LLF	L	LOWER LEVEL FIN	414	1970	127.19	52,657
INT FINISH	2	DRYWALL	1.00		F11	O	FPL 1S 1OP	1		7,102.40	7,102
HEATING/COOL	9	WARM/CL AIR	1.03		ODS	O	OUTDOOR SHOWER	1		2,246.00	2,246
FUEL SOURCE	2	GAS	1.00								

TOTAL RCN	338,881	
CONDITION ELEM		CD
EXTERIOR		G
INTERIOR		A
KITCHEN		G
BATHS		G
HEAT/ELEC		A
EFF.YR/AGE	1981 / 42	
COND	26	26 %
FUNC	0	
ECON	0	
DEPR	26	% GD 74
RCNLD	\$250,800	