

Key: 2909

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 3.090

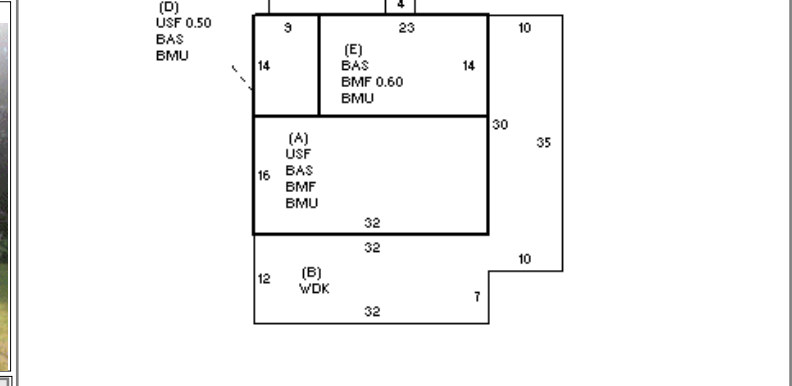
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LAND

CURRENT OWNER				PARCEL ID				LOCATION					
FARRELL JOHN B 141 LONG POND ROAD BREWSTER, MA 02631				56-21-0				141 LONG POND ROAD					
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)						
FARRELL JOHN B				01/31/2022	QS	750,000	35618-317						
THOMPSON SHEILA M TRUSTEE				06/03/2020	F	100	32957-69						
THOMPSON SHEILA M				04/25/2014	QS	489,100	28106-167						
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	60,000	12	1.00	A	1.00	A	1.00	219,200	1.00	A	1.00	303,350
300	A	0.729	12	1.00	A	1.00	A	1.00	12,000	1.00	A	1.00	8,750

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
23-1140	10/31/2023	7	ALTERATIONS	1,000	07/09/2024	TCK	100	100
149	01/31/2023	16	MLS REVIEW	750,000	03/04/2024	JMG	100	100
677	03/21/2006	7	ALTERATIONS	22,000	07/27/2007	JH	100	100
23	11/09/2005	7	ALTERATIONS	24,000	07/27/2007	JH	100	100
	01/14/2002	2	ADD	8,000	06/25/2002	SJM	100	100

TOTAL	2.106 Acres	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 12	NOTE				LAND	312,100	294,500
St Ind	AVERAGE		BUILDING	396,200	376,400			
Infl	AVERAGE		DETACHED	1,400	1,300			
			OTHER	59,600	35,400			
						TOTAL	769,300	707,600

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	50 0.50 7X10		70	22.01	800
SHF	A	1.00	50 0.50 6X8		48	22.94	600



BUILDING	CD	ADJ	DESC	MEASURE	4/18/2019	NF
MODEL	1		RESIDENTIAL	LIST	4/18/2019	NF
STYLE	8	0.95	CONTEMPOR [100%]	REVIEW	7/26/2024	EMZ
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS
PULL DOWN STAIRS TO ATTIC
BMF=FAM RM/OFFICE

YEAR BLT	1978	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	471,706
NET AREA	1,535	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	960		56.05	53,808	CONDITION ELEM	CD
\$NLA(RCN)	\$307	OVERALL	0.950	EXT COVER	1	WD SHINGLE	1.00	+	BMF	N	BSMT FINISH	705		35.71	25,178	EXTERIOR	A
				ROOF SHAPE	6	SALTBOX	1.00	+	BAS	L	BASE AREA	638	1978	252.91	161,356	INTERIOR	V
				ROOF COVER	1	ASPH/CMP SH	1.00	+	USF	L	UPPER STORY FIN	575	1978	176.44	101,452	KITCHEN	V
				FLOOR COVER	1	HARDWOOD	1.00	+	WDK	N	WOOD DECK	766		37.24	28,526	BATHS	V
				INT FINISH	2	DRYWALL	1.00	C	OPA	N	OPEN PORCH	160		47.50	7,600	HEAT/ELEC	A
				HEATING/COOL	2	HOT WATER	1.00	E	BAS	L	BASE AREA	322	1978	252.91	81,437		
				FUEL SOURCE	2	GAS	1.00										
				EFF.YR/AGE 2001 / 22													
				COND 16 16 %													
				FUNC 0													
				ECON 0													
				DEPR 16 % GD 84													
				RCNLD \$396,200													

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