

Key: 2999

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 3.190

LEG  
AL  
LAND

CURRENT OWNER					PARCEL ID				LOCATION				
AVERY LLOYD K TRUSTEE					76-57-0				83 SNOW ROAD				
LLOYD AVERY TRUST					TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)	
83 SNOW ROAD					AVERY LLOYD K TRUSTEE				07/02/2015	F	1	28988-135	
BREWSTER, MA 02631					AVERY LLOYD K				11/25/2002	QS	284,000	15976-286	
					REBELO MANUEL S & PATRICI				01/10/1997	QS	108,000	10565-094	

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	%
618	10/01/2007	14	CYCLICAL GRO		02/01/2021	TCK	100	100
308	06/07/2001	12	CYCLICAL NON		05/02/2013	SF	100	100
316	05/25/2000	7	ALTERATIONS	2,500	07/25/2008	DHT	100	100
		2	ADD	11,700	06/17/2002	LB	100	100
		2	ADD		06/17/2002	LB	100	100

LAND


CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	15,993	13	1.00	A	197,280	2.67	A	1.00	RM3	0.90	193,060

TOTAL	15,993 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 13	NOTE			LAND	193,100	182,100	
St Ind	AVERAGE				BUILDING	316,100	302,500	
Infl	AVERAGE				DETACHED	27,900	27,700	
					OTHER	0	0	
				TOTAL		537,100	512,300	

DETACHED

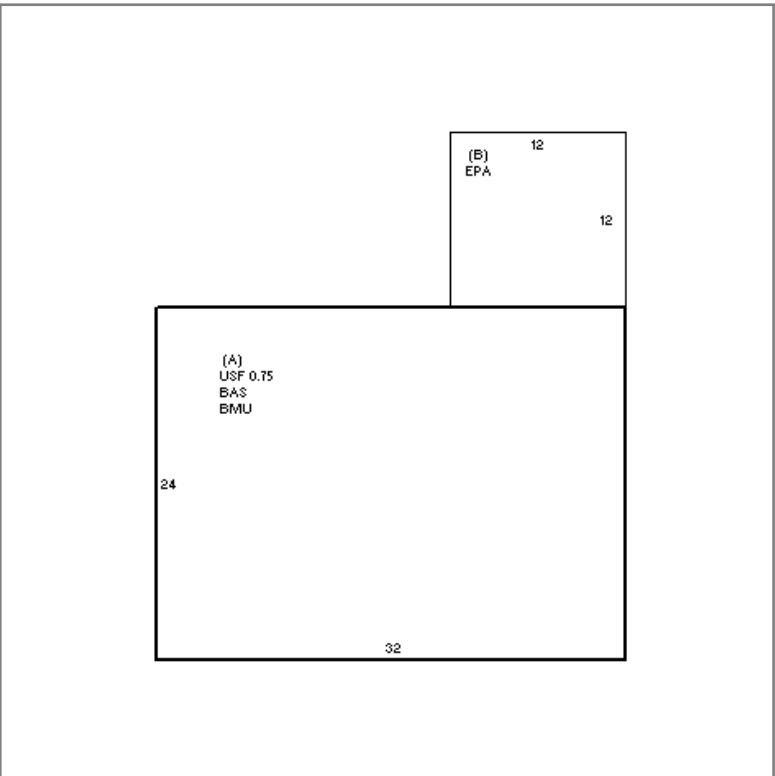
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
GFU	A	1.00	20 0.80 22X30	1999	660	44.90	23,700
PTD	A	1.00	10 0.90 12X12		144	9.00	1,200
SHF	A	1.00	10 0.90 10X16		160	20.77	3,000

PHOTO 02/01/2021



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	2/1/2021	TCK
MODEL	1		RESIDENTIAL	LIST	2/1/2021	EST
STYLE	4	1.02	CAPE [100%]	REVIEW	3/10/2021	MR
QUALITY	A	1.00	AVG [100%]	BLDG COMMENTS		
FRAME	1	1.00	WD FRAME [100%]	GENERATOR		



YEAR BLT	1986	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ
NET AREA	1,344	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00
\$NLA(RCN)	\$309	OVERALL	1.020	EXT COVER	1	WD SHINGLE	1.00
CAPACITY				ROOF SHAPE	1	GABLE	1.00
STORIES	1.75	UNITS	1.00	ROOF COVER	1	ASPH/CMP SH	1.00
ROOMS	5	ADJ	1.00	FLOOR COVER	3	W/W CARPET	1.00
BEDROOMS	3		1.00	INT FINISH	2	DRYWALL	1.00
BATHROOMS	2		1.00	HEATING/COOL	2	HOT WATER	1.00
FIXTURES	6		\$7,956	FUEL SOURCE	2	GAS	1.00
GARAGE SPACES	0		1.00				
% BSMT FIN	0		1.00				
# 1/2 BATHS	0		1.00				
# OF UNITS	1		1.00				

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	415,912
A	BMU	N	BSMT UNFINISHED	768		63.55	48,806	CONDITION ELEM CD	
A	BAS	L	BASE AREA	768	1986	296.69	227,856	EXTERIOR	A
A	USF	L	UPPER STORY FIN	576	1986	189.44	109,117	INTERIOR	A
B	EPA	N	ENCLOSED PORCH	144		82.11	11,824	KITCHEN	A
	F21	O	FPL 2S 1OP	1		10,354.00	10,354	BATHS	A
								HEAT/ELEC	A
								EFF.YR/AGE	1986 / 37
								COND	24 24 %
								FUNC	0
								ECON	0
								DEPR	24 % GD 76
								RCNLD	\$316,100