

Key: 3045

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 3.240

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER		PARCEL ID	LOCATION	
FORD ROBERT J TRUSTEE ECJ NOMINEE TRUST 477 TUBMAN ROAD BREWSTER, MA 02631		55-64-0	485-487 TUBMAN ROAD	
TRANSFER HISTORY		DOS	T	SALE PRICE
FORD ROBERT J TRUSTEE		01/04/2001	QS	146,000
ORR JOAN H		12/12/1985	XX	4839-63

CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD	
1090	100	MULTIPLE HSES			1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %
284	04/07/2016	77	SOLAR PANELS	22,000	03/23/2017	NF	100 100
986	11/15/2013	1	NEW CONSTRUC		08/14/2014	RJM	100 100
70	02/05/2008	1	NEW CONSTRUC	150,000	04/21/2010	JH	100 100
69	02/05/2008	6	DEMO	5,000	03/31/2009	JH	100 100
25	01/17/2003	2	ADD	2,500	08/19/2004	WH	100 100

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	19,634	12	1.00	A	1.00	A	1.00	219,200	2.25	A	1.00	RM3	1.00		221,910

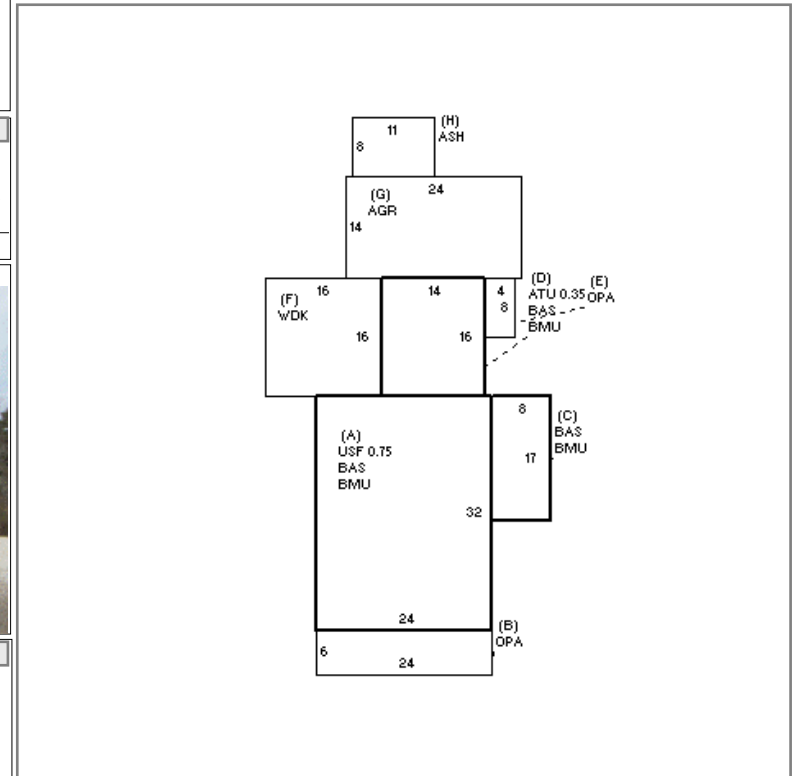
TOTAL	19,634 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 12	NOTE	LAND	221,900	209,400			
St Ind	AVERAGE		BUILDING	517,200	494,000			
Infl	AVERAGE		DETACHED	100	100			
			OTHER	194,500	186,200			
			TOTAL	933,700	889,700			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	M	0.70 90 0.10	8X8		64	15.41	100



BUILDING	CD	ADJ	DESC	MEASURE	3/29/2019	NF
MODEL	1		RESIDENTIAL	LIST	3/29/2019	EST
STYLE	5	1.05	COLONIAL [100%]	REVIEW	12/26/2019	MR
QUALITY	+	1.10	PLUS AVE [100%]			
FRAME	1	1.00	WD FRAME [100%]			

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,128		65.21	73,562
EXT COVER	1	WD SHINGLE	1.00	+	BAS	L	BASE AREA	1,128	2008	293.25	330,785
ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	576	2008	214.51	123,558
ROOF COVER	1	ASPH/CMP SH	1.00	+	OPA	N	OPEN PORCH	176		57.75	10,164
FLOOR COVER	2	SOFTWOOD	1.00	D	ATU	N	ATTIC UNF	78		61.67	4,811
INT FINISH	2	DRYWALL	1.00	F	WDK	N	WOOD DECK	256		45.28	11,590
HEATING/COOL	2	HOT WATER	1.00	G	AGR	N	ATT GARAGE	336		48.79	16,392
FUEL SOURCE	2	GAS	1.00	H	ASH	N	ATT SHED	88		32.31	2,844
					F21	O	FPL 2S 1OP	1		11,724.40	11,724



YEAR BLT	2008	SIZE ADJ	1.000
NET AREA	1,704	DETAIL ADJ	1.000
\$NLA(RCN)	\$349	OVERALL	1.050
CAPACITY		UNITS	ADJ
STORIES		1.75	1.00
ROOMS		5	1.00
BEDROOMS		2	1.00
BATHROOMS		2	1.00
FIXTURES		6	\$9,009
GARAGE SPACES		1	1.00
% BSMT FIN		0	1.00
# 1/2 BATHS		0	1.00
# OF UNITS		1	1.00

TOTAL RCN	594,439
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT/ELEC	A
EFF.YR/AGE	2008 / 15
COND	13 13 %
FUNC	0
ECON	0
DEPR	13 % GD 87
RCNLD	\$517,200

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CURRENT OWNER					PARCEL ID			LOCATION				
FORD ROBERT J TRUSTEE ECJ NOMINEE TRUST 477 TUBMAN ROAD BREWSTER, MA 02631					55-64-0			485-487 TUBMAN ROAD				
TRANSFER HISTORY					DOS	T	SALE PRICE	BK-PG (Cert)				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1090	100	MULTIPLE HSES				2	2 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

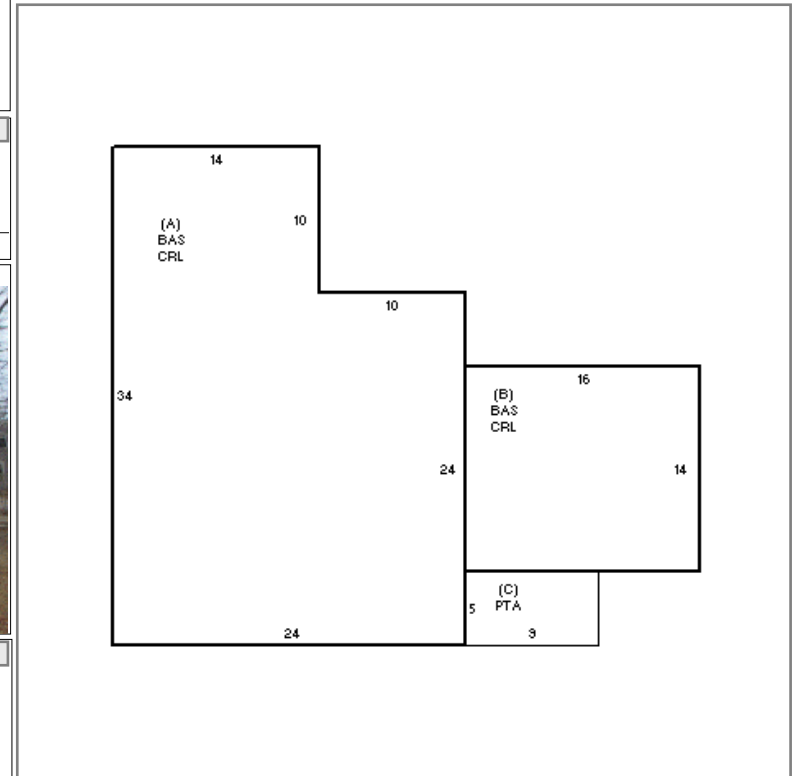
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CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND	194,500	
St Ind			BUILDING		
Infl			DETACHED		
			OTHER		
			TOTAL		

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TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



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BUILDING	CD	ADJ	DESC	MEASURE	3/29/2019	NF
MODEL	1		RESIDENTIAL	LIST	3/29/2019	EST
STYLE	6	1.05	COTT/BUNGLW [100%]	REVIEW	12/26/2019	MR
QUALITY	A-	0.90	MINUS AVE [100%]	BLDG COMMENTS		
FRAME	1	1.00	WD FRAME [100%]	485 TUBMAN ROAD		

YEAR BLT	1967	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	273,942														
NET AREA	940	DETAIL ADJ	1.000	FOUNDATION	3	FOUN WALL	1.00	A	CRL	N	BSMT CRAWL	716		26.74	19,149																
\$NLA(RCN)	\$291	OVERALL	1.050	EXT COVER	1	WD SHINGLE	1.00	A	BAS	L	BASE AREA	716	1967	251.58	180,130																
				ROOF SHAPE	1	GABLE	1.00	B	CRL	N	BSMT CRAWL	224		28.70	6,428																
				ROOF COVER	1	ASPH/CMP SH	1.00	B	BAS	L	BASE AREA	224	2003	251.58	56,353																
				FLOOR COVER	2	SOFTWOOD	1.00	C	PTA	N	PATIO	45		21.78	980																
				INT FINISH	2	DRYWALL	1.00		F11	O	FPL 1S 10P	1		7,217.00	7,217																
				HEATING/COOL	2	HOT WATER	1.00																								
				FUEL SOURCE	2	GAS	1.00																								
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