Key: 3070

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 3,265

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
BENNETT PETER & GAUTHIER GISELE A 19 LEONA TERRACE BREWSTER, MA 02631	76-46-0	19 LEONA TERRACE

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
BENNETT PETER &	05/13/1998	A	100	11423-141
BENNETT PETER	07/09/1986	XX		5181-31

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

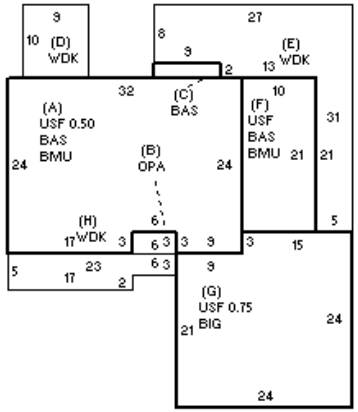
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
755	12/28/2011	5	OTHER	14,304	03/13/2012	MR	100	100
		12	CYCLICAL NON		01/03/2011	JH	100	100
617	12/06/2010	7	ALTERATIONS	4,000	01/03/2011	JH	100	100
78	02/11/2008	7	ALTERATIONS	15,000	03/31/2009	JH	100	100
764	12/16/2004	2	ADD	100,000	05/04/2005	JB	100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	17,736	13 1.00	A 1.00	A 1.00	219,200	2.44	A 1.00	R03 1.00			218,040

TOTAL	17,736 SF	ZONING	RM	FRNT	0
Nbhd	NBHD 13	NOTE			
St Ind	AVERAGE				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	218,000	205,700
BUILDING	460,800	435,200
DETACHED	2,200	2,200
OTHER	0	0
TOTAL	**681,000**	**643,100**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	15 0.85	10X12	2004	120	21.39	2,200

PHOTO 01/22/2021

BLDG COMMENTS

10 SOLAR PANELS
INFO @ DOOR 1/22/2021

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.02	CAPE [100%]
QUALITY	A	1.00	AVG [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	1/22/2021	TCK
LIST	1/3/2011	JH
REVIEW	2/1/2021	MR

YEAR BLT	1988	SIZE ADJ	1.000
NET AREA	1,975	DETAIL ADJ	1.000
$NLA(RCN)	$292	OVERALL	1.020

CAPACITY	UNITS	ADJ
STORIES	1.5	1.00
ROOMS	7	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	7	$9,282
GARAGE SPACES	0	1.00
% BSMT FIN	0	1.00
# 1/2 BATHS	0	1.00
# OF UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR & WALL	1.00
EXT COVER	1	WD SHINGLE	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/CMP SH	1.00
FLOOR COVER	2	SOFTWOOD	1.00
INT FINISH	2	DRYWALL	1.00
HEATING/COOL	1	FORCED AIR	1.00
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	960		60.18	57,773
A	USF	L	UPPER STORY FIN	375	1988	185.61	69,605
B	OPA	N	OPEN PORCH	18		51.00	918
+	BAS	L	BASE AREA	978	1988	271.54	265,570
+	WDK	N	WOOD DECK	550		39.98	21,991
+	USF	L	UPPER STORY FIN	622	2004	185.61	115,451
G	BIG	N	BUILT-IN GARAGE	549		50.77	27,871
	MST	O	MAS/METAL STACK	1		5,127.50	5,128
	ODS	O	OUTDOOR SHOWER	1		2,463.30	2,463

TOTAL RCN	576,051
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT/ELEC	A

EFF.YR/AGE	1993 / 30		
COND	20	20 %	
FUNC	0		
ECON	0		
DEPR	20	% GD	80
RCNLD			$460,800