

Key: 3156

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 3.353

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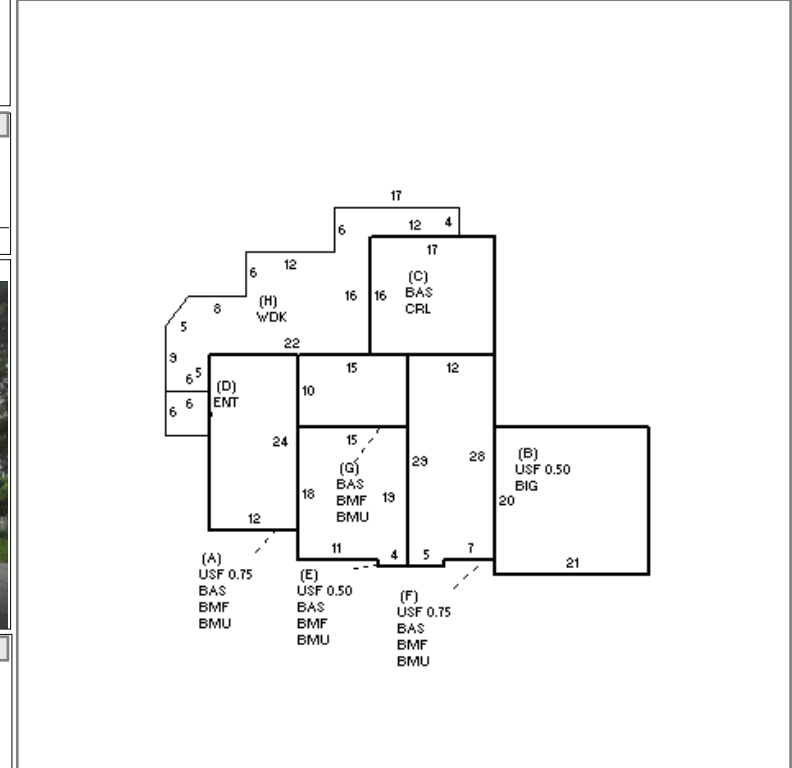
CURRENT OWNER				PARCEL ID				LOCATION				
STRELLA JEAN E & FITZGERALD CAROL A				65-40-0				176 FAR FIELDS ROAD				
176 FAR FIELDS ROAD				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)	
BREWSTER, MA 02631				STRELLA JEAN E & FITZGERA				08/04/2020	QS	820,000	33139-128	
				GIORDANO MICHAEL V &				10/26/2012	QS	673,000	26798-188	
				TOBIN NINA				01/30/2006	ML		20695-133	

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	%
944	08/04/2020	15	SALE REVIEW	820,000	02/25/2021	JMG	100	100
117	10/30/2019	7	ALTERATIONS	3,300	07/14/2020	TCK	100	100
450	02/09/2018	7	ALTERATIONS	15,000	07/15/2019	TCK	100	100
277	05/29/2013	7	ALTERATIONS	3,000	08/18/2014	RJM	100	100
	04/02/2013	2	ADD		08/18/2014	RJM	100	100

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	31,072	13	1.00	13D 1.00 A 1.00	274,000	1.57	A	1.00	R08	1.25	307,580

TOTAL	31,058 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 13	NOTE				LAND	307,600	290,200
St Ind	FAR FIELDS		BUILDING	824,400	787,200			
Infl	AVERAGE		DETACHED	2,900	2,800			
			OTHER	0	0			
						TOTAL	1,134,900	1,080,200

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	G	1.20 20 0.80	10X14	2005	140	25.67	2,900



BUILDING	CD	ADJ	DESC	MEASURE	3/1/2017	NF
MODEL	1		RESIDENTIAL	LIST	3/1/2017	NF
STYLE	4	1.02	CAPE [100%]	REVIEW	2/25/2021	JMG
QUALITY	G	1.30	GOOD [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS
Extra Fix in BMF

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YEAR BLT	1996	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	896.056
NET AREA	2,144	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,053		78.54	82,703	CONDITION ELEM	CD
\$NLA(RCN)	\$418	OVERALL	1.070	EXT COVER	1	WD SHINGLE	1.00	+	BMF	N	BSMT FINISH	1,053		47.39	49,902	EXTERIOR	G
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,053	1996	342.88	361,055	INTERIOR	V
				ROOF COVER	1	ASPH/CMP SH	1.00	+	USF	L	UPPER STORY FIN	819	1996	253.12	207,308	KITCHEN	G
				FLOOR COVER	1	HARDWOOD	1.00	B	BIG	N	BUILT-IN GARAGE	420		72.31	30,368	BATHS	G
				INT FINISH	2	DRYWALL	1.00	C	CRL	N	BSMT CRAWL	272		42.24	11,488	HEAT/ELEC	A
				HEATING/COOL	11	HTWT/CL AIR	1.05	C	BAS	L	BASE AREA	272	2013	342.88	93,264		
				FUEL SOURCE	2	GAS	1.00	D	ENT	N	ENCLOSED ENTRY	36		180.33	6,492		
								H	WDK	N	WOOD DECK	428		54.53	23,338		
									GFP	O	GAS FIREPLACE	2		4,347.55	8,695		
									ODS	O	OUTDOOR SHOWER	1		3,359.30	3,359		
												EFF.YR/AGE		2015 / 8			
												COND		8 8 %			
												FUNC		0			
												ECON		0			
												DEPR		8 % GD		92	
												RCNLD				\$824,400	