

Key: 3172

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 3369

LEGALS

| CURRENT OWNER | | | | PARCEL ID | | | | LOCATION | | | | |
|---|--|--|--|------------------|---|---------|----------|------------------|---|------------|--------------|--|
| DETELLIS LEAH 156 YANKEE DRIVE BREWSTER, MA 02631 | | | | 76-5-0 | | | | 156 YANKEE DRIVE | | | | |
| | | | | TRANSFER HISTORY | | | | DOS | T | SALE PRICE | BK-PG (Cert) | |
| | | | | DETELLIS LEAH | | | | 06/15/2017 | W | 178,890 | 30560-328 | |
| CUNNINGHAM THOMAS M & | | | | 04/13/1995 | N | 80,500 | 9627-308 | | | | | |
| YANKEE VILLAGE OF BREWSTE | | | | 09/30/1993 | L | 182,000 | N/A-N/A | | | | | |

| 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 | % |
| 515 | 06/18/2018 | 7 | ALTERATIONS | 11,000 | 07/11/2019 | TCK | 100 | 100 |
| 094 | 06/15/2017 | 15 | SALE REVIEW | 178,890 | 07/10/2018 | JMG | 100 | 100 |
| | 03/15/1995 | 5 | OTHER | 3,000 | 05/13/1996 | 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 | 20,353 | 13 | 1.00 | 13E 1.00 A 1.00 | 252,080 | 2.18 | A | 1.00 | R06 | 1.15 | 257,130 |

| TOTAL | 20,353 SF | ZONING | RM | FRNT | 0 | ASSESSED | CURRENT | PREVIOUS |
|--------|----------------|------------------|---|---------|---------|--------------|----------------|----------------|
| Nbhd | NBHD 13 | N O T E | Affordable Deed Rider Bk 30560 Pg 328; Resale Price Multiplier = 1.98 | | | LAND | 0 | 0 |
| St Ind | YANKEE VILLAGE | | BUILDING | 242,950 | 246,110 | | | |
| Infl | AVERAGE | | DETACHED | 0 | 0 | | | |
| | | | OTHER | 0 | 0 | | | |
| | | | | | | TOTAL | 242,950 | 246,110 |

DETACHED

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|----|------|------|----------|----|-------|-----------|-------|
| | | | | | | | |



BUILDING

| BUILDING | CD | ADJ | DESC | MEASURE | 4/23/2019 | NF |
|----------|----|------|-----------------|---------|------------|----|
| MODEL | 1 | | RESIDENTIAL | LIST | 5/2/2019 | NF |
| STYLE | 1 | 1.00 | RANCH [100%] | REVIEW | 12/31/2019 | MR |
| QUALITY | A | 1.00 | AVG [100%] | | | |
| FRAME | 1 | 1.00 | WD FRAME [100%] | | | |

BLDG COMMENTS

PULL DOWN STAIRS TO ATTIC
BMF=REC RM

G

| YEAR BLT | 1995 | SIZE ADJ | 1.000 | ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN | TOTAL RCN | 410,132 | | |
|------------|-------|------------|-------|--------------|----|-------------|------|---|-----|---|-----------------|-------|------|-----------|---------|----------------|---------|------------|--------------|
| NET AREA | 1,192 | DETAIL ADJ | 1.000 | FOUNDATION | 4 | FLR & WALL | 1.00 | A | BMU | N | BSMT UNFINISHED | 1,192 | | 56.46 | 67,304 | CONDITION ELEM | CD | | |
| \$NLA(RCN) | \$344 | OVERALL | 1.000 | EXT COVER | 1 | WD SHINGLE | 1.00 | A | BMF | N | BSMT FINISH | 238 | | 40.34 | 9,600 | EXTERIOR | A | | |
| | | | | ROOF SHAPE | 1 | GABLE | 1.00 | A | BAS | L | BASE AREA | 1,192 | 1995 | 253.90 | 302,643 | INTERIOR | A | | |
| | | | | ROOF COVER | 1 | ASPH/CMP SH | 1.00 | B | AGR | N | ATT GARAGE | 456 | | 39.65 | 18,081 | KITCHEN | A | | |
| | | | | FLOOR COVER | 3 | W/W CARPET | 1.00 | C | WDK | N | WOOD DECK | 120 | | 39.20 | 4,704 | BATHS | A | | |
| | | | | INT FINISH | 2 | DRYWALL | 1.00 | | | | | | | | | HEAT/ELEC | A | | |
| | | | | HEATING/COOL | 2 | HOT WATER | 1.00 | | | | | | | | | | | | |
| | | | | FUEL SOURCE | 2 | GAS | 1.00 | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | EFF.YR/AGE | 1995 / 28 |
| | | | | | | | | | | | | | | | | | | COND | 19 19 % |
| | | | | | | | | | | | | | | | | | | FUNC | 0 |
| | | | | | | | | | | | | | | | | | | ECON | 0 AFFORDABLE |
| | | | | | | | | | | | | | | | | | | DEPR | 19 % GD 81 |
| | | | | | | | | | | | | | | | | | | RCNLD | \$332,200 |