

Key: 3323

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 3.522

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
GAINE WILLIAM N JR & MARIA INES TRUSTEES 58 KINGS ROW ASHLAND, MA 01721				100-11-0				43 SANDPIPER LANE			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
GAINE WILLIAM N JR & MARI				01/14/2019	F		1 (218387)				
GAINE WILLIAM N JR & MARI				09/23/1976	XX		(68526)				

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	%
608	07/28/2022	7	ALTERATIONS	3,700	03/07/2023	TCK	100	100
		14	CYCLICAL GRO		12/08/2020	TCK	100	100

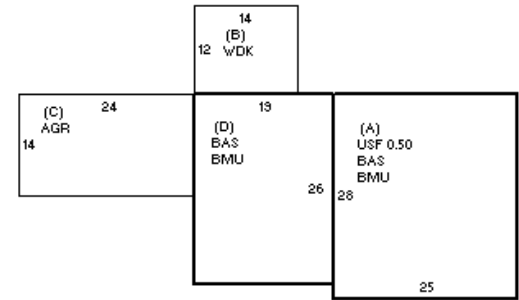
LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	19,300	13	1.00	13M 1.00 A 1.00	219,200	2.28	A	1.00	R02	1.00	221,500

TOTAL	19,300 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 13	NOTE	LAND	221,500	209,000			
St Ind	LUND FARM		BUILDING	387,700	366,100			
Infl	AVERAGE		DETACHED	0	0			
			OTHER	0	0			
			<b>TOTAL</b>	<b>609,200</b>	<b>575,100</b>			

DETAILED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	12/8/2020	TCK
MODEL	1		RESIDENTIAL	LIST	12/8/2020	EST
STYLE	4	1.02	CAPE [100%]	REVIEW	3/30/2023	EMZ
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS

WALK-OUT BASEMENT

LAND

YEAR BLT	1985	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	510,085		
NET AREA	1,544	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,194		60.42	72,136	CONDITION ELEM	CD		
\$NLA(RCN)	\$330	OVERALL	1.070	EXT COVER	1	WD SHINGLE	1.00	+	BAS	L	BASE AREA	1,194	1985	271.67	324,372	EXTERIOR	A		
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	350	1985	198.72	69,553	INTERIOR	A		
				ROOF COVER	1	ASPH/CMP SH	1.00	B	WDK	N	WOOD DECK	168		41.95	7,047	KITCHEN	A		
				FLOOR COVER	1	HARDWOOD	1.00	C	AGR	N	ATT GARAGE	336		45.19	15,185	BATHS	A		
				INT FINISH	2	DRYWALL	1.00		F21	O	FPL 2S 1OP	1		10,861.60	10,862	HEAT/ELEC	A		
				HEATING/COOL	11	HTWT/CL AIR	1.05		ODS	O	OUTDOOR SHOWER	1		2,584.10	2,584				
				FUEL SOURCE	1	OIL	1.00												
																		EFF.YR/AGE	1985 / 38
																		COND	24 24 %
																		FUNC	0
																		ECON	0
																		DEPR	24 % GD 76
																		RCNLD	\$387,700