

Key: 3326

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 3.525

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
REGONINI JOYCE D TRUSTEE JOYCE D REGONINI REVOCABLE TRUST 380 MILLSTONE ROAD BREWSTER, MA 02631				99-58-0				380 MILLSTONE ROAD			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
REGONINI JOYCE D TRUSTEE				12/19/2023	F	10 (234716)					
REGONINI PETER L & JOYCE				12/19/1988	XX	123,000 (116312)					

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	%
781	12/30/2005	2	ADD	80,000	10/05/2007	JH	100	100
183	04/11/1997	12	CYCLICAL NON		11/03/2003	TG	100	100
		9	HVAC	3,000			100	100

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	17,490	13	1.00	A	1.00	A	1.00	197,280	2.47	A	1.00	RM2	0.90			195,710

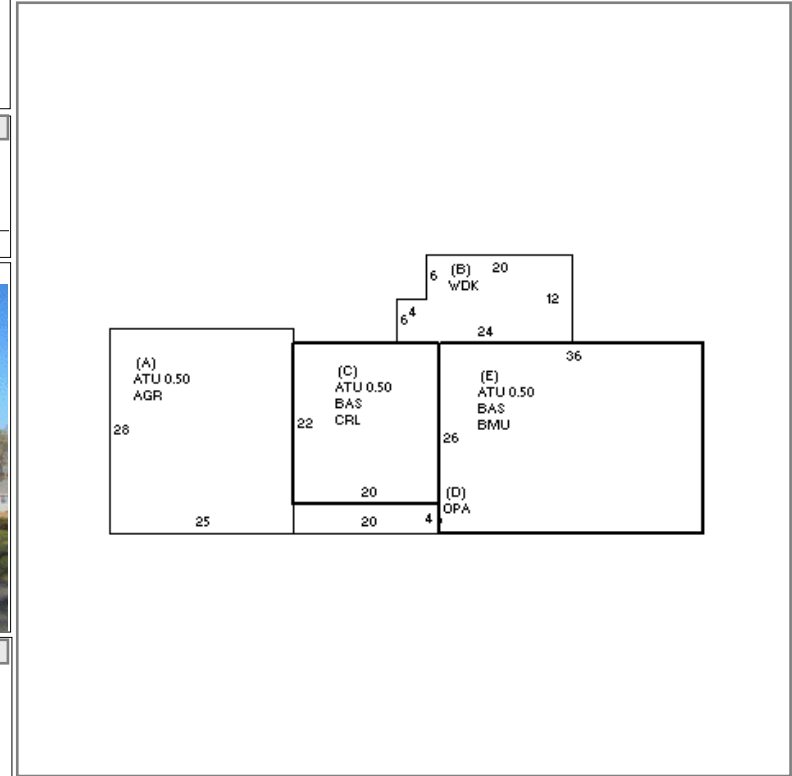
TOTAL	17,490 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 13	NOTE				LAND	195,700	184,600
St Ind	AVERAGE		BUILDING	471,700	451,000			
Infl	AVERAGE		DETACHED	6,500	6,300			
			OTHER	0	0			
						TOTAL	673,900	641,900

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	10 0.90	8X18	144	21.39	2,800
HTB	A	1.00	10 0.90		1	4,058.10	3,700



BLDG COMMENTS

INFO @ DOOR (1/7/21)



BUILDING	CD	ADJ	DESC	MEASURE	1/7/2021	TCK
MODEL	1		RESIDENTIAL	LIST	1/7/2021	EST
STYLE	1	1.00	RANCH [100%]	REVIEW	2/17/2021	MR
QUALITY	A+	1.20	AVG + [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	1984	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,376	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	AGR	N	ATT GARAGE	700		44.48	31,135
\$NLA(RCN)	\$445	OVERALL	1.000	EXT COVER	1	WD SHINGLE	1.00	A	ATU	N	ATTIC UNF	350		64.08	22,428
				ROOF SHAPE	2	HIP	1.00	B	WDK	N	WOOD DECK	264		47.04	12,419
				ROOF COVER	1	ASPH/CMP SH	1.00	C	CRL	N	BSMT CRAWL	440		36.44	16,032
				FLOOR COVER	3	WW CARPET	1.00	+	BAS	L	BASE AREA	1,376	1984	295.80	407,021
				INT FINISH	2	DRYWALL	1.00	C	ATU	N	ATTIC UNF	220		64.08	14,098
				HEATING/COOL	2	HOT WATER	1.00	D	OPA	N	OPEN PORCH	80		60.00	4,800
				FUEL SOURCE	2	GAS	1.00	E	BMU	N	BSMT UNFINISHED	936		70.80	66,269
								E	ATU	N	ATTIC UNF	468		64.08	29,989
								GFP	O		GAS FIREPLACE	1		3,751.20	3,751

TOTAL RCN	612,622	CONDITION ELEM	CD
		EXTERIOR	G
		INTERIOR	A
		KITCHEN	A
		BATHS	A
		HEAT/ELEC	A
EFF.YR/AGE	1987 / 36	COND	23 23 %
		FUNC	0
		ECON	0
		DEPR	23 % GD 77
RCNLD			\$471,700