

Key: 3381

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 3.593

LEGAL

LAND

CURRENT OWNER				PARCEL ID				LOCATION			
DENUCCI MICHAEL & CORINNE 1 MEMORIAL ROAD UNIT 603 WEST HARTFORD, CT 06107				89-38-0				367 BLUEBERRY POND DRIVE			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
DENUCCI MICHAEL & CORINNE				12/22/2021	N	500,000 (228651)					
SCOTT MARY E TRUSTEE				11/25/1998	V	100 (151038)					
SCOTT WILLIAM D & MARY E				10/08/1985	XX	65,000 (103676)					

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	%
23-1228	12/27/2023	2	ADD	10,000	05/14/2024	TCK	70	100
23-1065	10/13/2023	9	HVAC	16,800	05/14/2024	TCK	70	100
22-1121	03/31/2023	1	NEW CONSTRUC	1,300,000	05/14/2024	TCK	70	90
		12	CYCLICAL NON		09/26/2003	JB	100	100

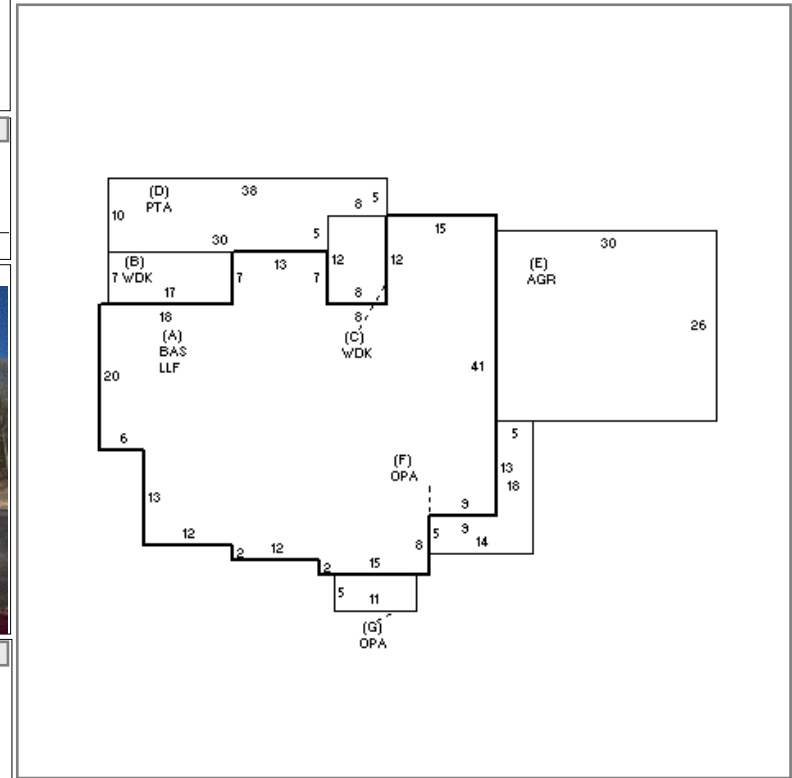
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	47,916	13	1.00	13J 1.00 A 1.00	252,080	1.17	VB	1.00	R06	1.15	323,510

TOTAL	1.100 Acres		ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 13		N O T E	#367 Per FD 3/8/2023			LAND	323,500	305,200
St Ind	BLUEBERRY POND			LAND	835,400	0			
Infl	AVERAGE			LAND	0	0			
				LAND	0	0			
							TOTAL	1,158,900	305,200

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS
LLF= 3 BDRMS, FAM RM, GYM, 2 BATHS



DETACHED

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	5/14/2024	TCK
MODEL	1		RESIDENTIAL	LIST	5/14/2024	TCK
STYLE	1	1.00	RANCH [100%]	REVIEW	6/3/2024	EMZ
QUALITY	V	1.65	VERY GOOD [100%]			
FRAME	1	1.00	WD FRAME [50%]			

YEAR BLT	2023	SIZE ADJ	0.970	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	4,046	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	LLF	L	LOWER LEVEL FIN	2,023	0	177.38	358,834
\$NLA(RCN)	\$295	OVERALL	1.000	EXT COVER	1	WD SHINGLE	1.00	A	BAS	L	BASE AREA	2,023	2023	355.07	718,309
				ROOF SHAPE	1	GABLE	1.00	+	WDK	N	WOOD DECK	215		62.74	13,489
				ROOF COVER	1	ASPH/CMP SH	1.00	D	PTA	N	PATIO	340		21.63	7,354
				FLOOR COVER	1	HARDWOOD	1.00	E	AGR	N	ATT GARAGE	780		59.32	46,272
				INT FINISH	2	DRYWALL	1.00	+	OPA	N	OPEN PORCH	190		80.03	15,205
				HEATING/COOL	2	HOT WATER	1.00		GEN	O	GENERATOR	1		0.00	
				FUEL SOURCE	2	GAS	1.00		ODS	O	OUTDOOR SHOWER	1		3,865.20	3,865

TOTAL RCN	1,193,358	
CONDITION ELEM CD		
EXTERIOR	A	
INTERIOR	A	
KITCHEN	A	
BATHS	A	
HEAT/ELEC	A	
EFF.YR/AGE 2023 / 0		
COND	0	0 %
FUNC	30	UC
ECON	0	
DEPR	30	% GD 70
RCNLD	\$835,400	