

Key: 3449

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 3.660

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION					
SCHUMACHER CARL L JR & JEANNE A 417 LUND FARM WAY BREWSTER, MA 02631				100-144-0				417 LUND FARM WAY					
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)					
SCHUMACHER CARL L JR & JE				07/30/2018	QS	479,000		31433-330					
GRANT BENITA B TRUSTEE				10/29/2007	F	1 22431-239							
GRANT BENITA				04/15/1998	QS	176,500		11360-141					
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	20,800	13	1.00	13M 1.00	A	1.00	252,080	2.15	A	1.00	R04 1.15	258,310

LAND

TOTAL	20,800 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 13	NOTE				LAND	258,300	243,700
St Ind	LUND FARM		BUILDING	480,900	454,100			
Infl	AVERAGE		DETACHED	4,300	4,300			
			OTHER	0	0			
						TOTAL	743,500	702,100

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	E	1.80 20 0.80	10 X 14	1998	140	38.50	4,300

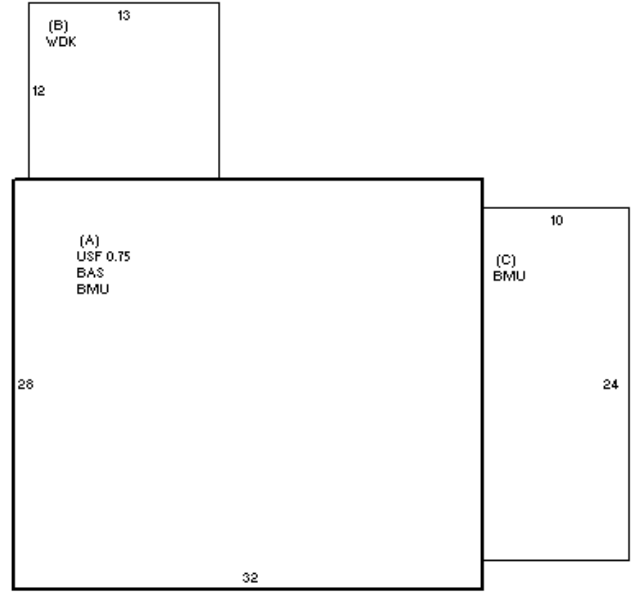


BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	1/12/2021	TCK
MODEL	1		RESIDENTIAL	LIST	1/12/2021	EST
STYLE	4	1.02	CAPE [100%]	REVIEW	4/29/2022	MR
QUALITY	A+	1.20	AVG + [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS

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	%
684	07/30/2021	7	ALTERATIONS	10,000	04/20/2022	TCK	100	100
810	09/19/2018	7	ALTERATIONS	9,687	07/15/2019	TCK	100	100
	07/30/2018	15	SALE REVIEW	479,000	05/01/2019	JMG	100	100
658	09/02/2015	7	ALTERATIONS	4,943	04/19/2016	WFF	100	100
		12	CYCLICAL NON		04/16/2013	SF	100	100



G

YEAR BLT	1997	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	572,494															
NET AREA	1,568	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,136		69.11	78,510																	
\$NLA(RCN)	\$365	OVERALL	1.020	EXT COVER	1	WD SHINGLE	1.00	A	BAS	L	BASE AREA	896	1997	337.92	302,778																	
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	672	1997	225.03	151,220																	
				ROOF COVER	1	ASPH/CMP SH	1.00	B	WDK	N	WOOD DECK	156		47.98	7,485																	
				FLOOR COVER	3	W/W CARPET	1.00		BMG	O	BSMT GARAGE	2		3,786.45	7,573																	
				INT FINISH	1	PLASTER	1.00		F21	O	FPL 2S 1OP	1		12,424.80	12,425																	
				HEATING/COOL	2	HOT WATER	1.00		ODS	O	OUTDOOR SHOWER	1		2,956.00	2,956																	
				FUEL SOURCE	1	OIL	1.00																									
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