

Key: 3470

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 3.681

LEGAL

LAND

DETACHED

BUILDING

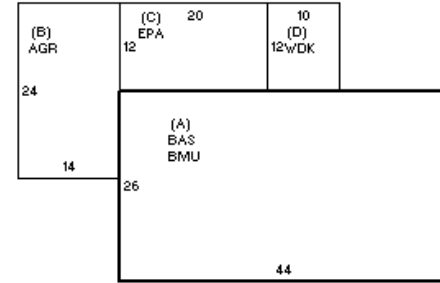
CURRENT OWNER				PARCEL ID				LOCATION			
SMITH KEVIN H & JESSICA V 105 HORSESHOE WAY BREWSTER, MA 02631				99-10-0				105 HORSESHOE WAY			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
SMITH KEVIN H & JESSICA V				10/01/2018	QS	375,000	31565-327				
KMRZ HOLDINGS LLC				08/02/2016	QS	350,000	29838-212				
VALE MARSHALL J & KATE L				11/05/2012	QS	350,000	26829-263				

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	%
23-993	10/17/2023	7	ALTERATIONS	60,000	05/20/2024	TCK	100	100
350	04/25/2022	7	ALTERATIONS	11,000	03/08/2023	TCK	100	100
1123	12/23/2021	7	ALTERATIONS	3,000	04/20/2022	TCK	100	100
		14	CYCLICAL GRO		12/18/2020	TCK	100	100
	09/28/2018	15	SALE REVIEW	375,000	06/27/2019	JMG	100	100

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	20,826	13	1.00	13M 1.00	A	1.00	252,080	2.14	A	1.00	R04 1.15	258,380

TOTAL	20,826 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 13	NOTE	LAND	258,400	243,800			
St Ind	LUND FARM		BUILDING	330,600	308,400			
Infl	AVERAGE		DETACHED	1,600	1,600			
			OTHER	0	0			
			TOTAL	590,600	553,800			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	10 0.90 8X10		80	22.01	1,600



BUILDING	CD	ADJ	DESC	MEASURE	12/18/2020	TCK
MODEL	1		RESIDENTIAL	LIST	12/18/2020	EST
STYLE	1	1.00	RANCH [100%]	REVIEW	6/5/2024	EMZ
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	1974	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	413,278		
NET AREA	1,144	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,144		57.03	65,240	CONDITION ELEM	CD		
\$NLA(RCN)	\$361	OVERALL	1.010	EXT COVER	1	WD SHINGLE	1.00	A	BAS	L	BASE AREA	1,144	1974	256.43	293,361	EXTERIOR	G		
				ROOF SHAPE	1	GABLE	1.00	B	AGR	N	ATT GARAGE	336		42.66	14,334	INTERIOR	G		
				ROOF COVER	1	ASPH/CMP SH	1.00	C	EPA	N	ENCLOSED PORCH	240		73.17	17,562	KITCHEN	E		
				FLOOR COVER	1	HARDWOOD	1.00	D	WDK	N	WOOD DECK	120		39.59	4,751	BATHS	A		
				INT FINISH	2	DRYWALL	1.00		F11	O	FPL 1S 1OP	1		7,713.40	7,713	HEAT/ELEC	A		
				HEATING/COOL	16	FHA+DCTLS AC	1.01		GEN	O	GENERATOR	1		0.00					
				FUEL SOURCE	1	OIL	1.00		ODS	O	OUTDOOR SHOWER	1		2,439.20	2,439				
																		EFF.YR/AGE	1993 / 30
																		COND	20 20 %
																		FUNC	0
																		ECON	0
																		DEPR	20 % GD 80
																		RCNLD	\$330,600