

Key: 3485

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 3.696

LEGAL

LAND

CURRENT OWNER				PARCEL ID				LOCATION			
WRIGHT DONALD G & WRIGHT RUTH M 14 CAPTAIN FITTS ROAD BREWSTER, MA 02631				88-9-0				14 CAPTAIN FITTS ROAD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
WRIGHT DONALD G & KING RONALD EASTON TRUST				04/02/2010	QS	490,000	24463-38				
KING IRVING M SR TRUSTEE				09/08/1995	N		9833-184				
				10/30/1990	XX	10	7339-323				

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	%
NP		12	CYCLICAL NON		01/06/2011	JH	100	100
493	10/06/2010	2	ADD	100,000	03/07/2012	MR	100	100
184	04/28/2010	7	ALTERATIONS	60,000	03/07/2012	MR	100	100
65	03/05/2003	2	ADD	6,000	06/22/2004	WH	100	100

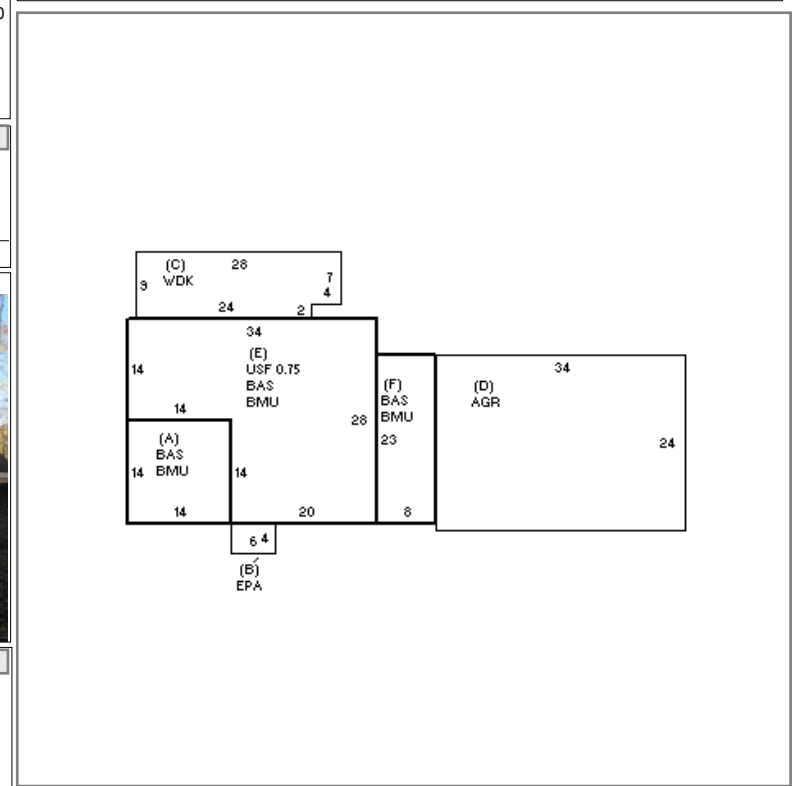
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	23,083	13	1.00	13M	1.00	A	1.00				435,830
350	A	0.044	13	1.00	13M	1.00	A	1.00				90

TOTAL	25,003 SF	ZONING	RL	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 13	NOTE				LAND	435,900	411,300
St Ind	LUND FARM		BUILDING	566,900	535,300			
Infl	AVERAGE		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	1,002,800	946,600

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS



DETACHED

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	12/3/2020	TCK
MODEL	1		RESIDENTIAL	LIST	1/6/2011	JH
STYLE	4	1.02	CAPE [100%]	REVIEW	2/10/2021	MR
QUALITY	G	1.30	GOOD [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	1973	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,703	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,136		77.07	87,554
\$NLA(RCN)	\$416	OVERALL	1.050	EXT COVER	1	WD SHINGLE	1.00	A	BAS	L	BASE AREA	196	1973	346.56	67,927
				ROOF SHAPE	1	GABLE	1.00	B	EPA	N	ENCLOSED PORCH	24		197.81	4,748
				ROOF COVER	1	ASPH/CMP SH	1.00	C	WDK	N	WOOD DECK	244		53.51	13,056
				FLOOR COVER	3	W/W CARPET	1.00	D	AGR	N	ATT GARAGE	816		50.60	41,286
				INT FINISH	2	DRYWALL	1.00	+	BAS	L	BASE AREA	940	1973	346.57	325,772
				HEATING/COOL	9	WARM/CL AIR	1.03	E	USF	L	UPPER STORY FIN	567	1973	253.51	143,743
				FUEL SOURCE	1	OIL	1.00	F21	O		FPL 2S 1OP	1		13,856.10	13,856

TOTAL RCN	708,588
CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
KITCHEN	G
BATHS	G
HEAT/ELEC	G
EFF.YR/AGE	1993 / 30
COND	20 20 %
FUNC	0
ECON	0
DEPR	20 % GD 80
RCNLD	\$566,900