

Key: 3496

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 3.707

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
THOMAS RACHELLE M TRUSTEE K & S NOMINEE TRUST 31 FAIR OAK DRIVE BREWSTER, MA 02631				77-46-0				24 INDEPENDENCE WAY			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
THOMAS RACHELLE M TRUSTE				08/23/2000	R	50,000	13197-056				
PERREAULT RALPH A TRUSTE				05/19/2000	N	192,500	13019-024				
SNOW EUGENE M				03/23/1989	XX		6669-80				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
0310	80	MULTI-USE COM				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
461		1	NEW CONSTRUC	112,000	04/09/2008	JH	100	100
195	04/04/2002	4	COMM BLDG	2,000			100	100
194		5	OTHER	4,000			100	100

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE	
103	S	15,390	CIM	33	1.00	A	1.00	274,040	2.11	A	1.00	C01 0.85	204,650

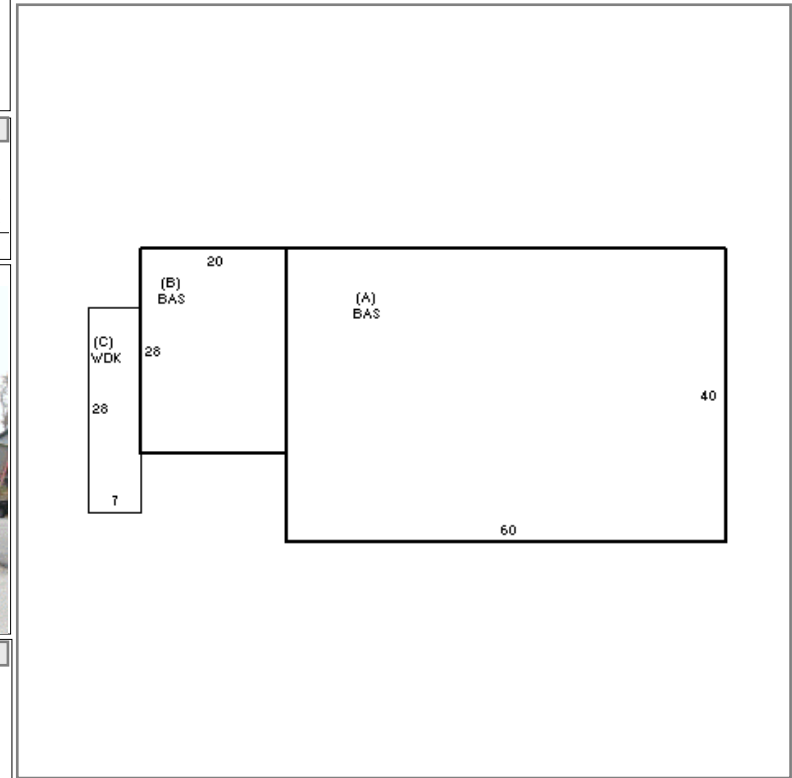
TOTAL	15,390 SF	ZONING	CH	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CIM	NOTE			LAND	204,700	196,800	
St Ind	CH UNDERPASS		BUILDING	145,800	140,600			
Infl	AVERAGE		DETACHED	0	0			
			OTHER	0	0			
					TOTAL	350,500	337,400	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 04/25/2008

BLDG COMMENTS

APT=3-1-1



BUILDING	CD	ADJ	DESC	MEASURE	4/9/2008	JH
MODEL	5		CIM	LIST	4/17/2008	JH
STYLE	53	0.89	STORAGE GARAGE [81%]	REVIEW	5/8/2008	ER
QUALITY	A	1.00	AVG [100%]			
FRAME	4	0.98	METAL [100%]			

YEAR BLT	2002	SIZE ADJ	1.060	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	2,960	DETAIL ADJ	0.693	FOUNDATION	2	SLAB	1.00	A	BAS	L	BASE AREA	2,400	2002	61.56	147,739
\$NLA(RCN)	\$62	OVERALL	1.000	EXT. COVER	19	PREFAB METAL	1.00	B	BAS	L	BASE AREA	560	2002	61.56	34,472
				ROOF SHAPE	1	GABLE	1.00	C	WDK	N	WOOD DECK	196		11.90	2,332
				ROOF COVER	10	METAL	1.00								
				FLOOR COVER	9	CONCRETE	0.95								
				INT. FINISH	6	MINIMUM	0.95								
				HEATING/COOL	7	FLR/WALL UNIT	0.95								
				FUEL SOURCE	2	GAS	1.00								

TOTAL RCN	184,543
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
EFF.YR/AGE	2002 / 21
COND	2 2 %
FUNC	0
ECON	0
DEPR	21 % GD 79
RCNLD	\$145,800