

Key: 353

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 367

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION					
ELBOW BEACH LLC PO BOX 1312 HARWICH, MA 02645				58-9-0				145 THE CHANNEL WAY					
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)						
ELBOW BEACH LLC				01/10/2011	F	1	25172-73						
PETERSON SANDRA D TRUSTE				04/01/2005	F	1	19678-116						
PETERSON SANDRA D				05/06/1977	XX	30,000	2505-97						
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	30,300 4	1.00	4A	1.00	A	1.00	767,200	1.60	A	1.00	PF2 3.50	856,040

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	%
121	02/11/2022	7	ALTERATIONS	43,000	02/23/2023	TCK	100	100
111	02/07/2018	7	ALTERATIONS	2,800	07/10/2019	NF	100	100
724	09/11/2014	7	ALTERATIONS	10,000	05/29/2015	MW	100	100
446	09/17/2010	7	ALTERATIONS	30,000	12/14/2010	JH	100	100
317	06/14/1999	7	ALTERATIONS	4,800	01/06/2000	LB	100	100

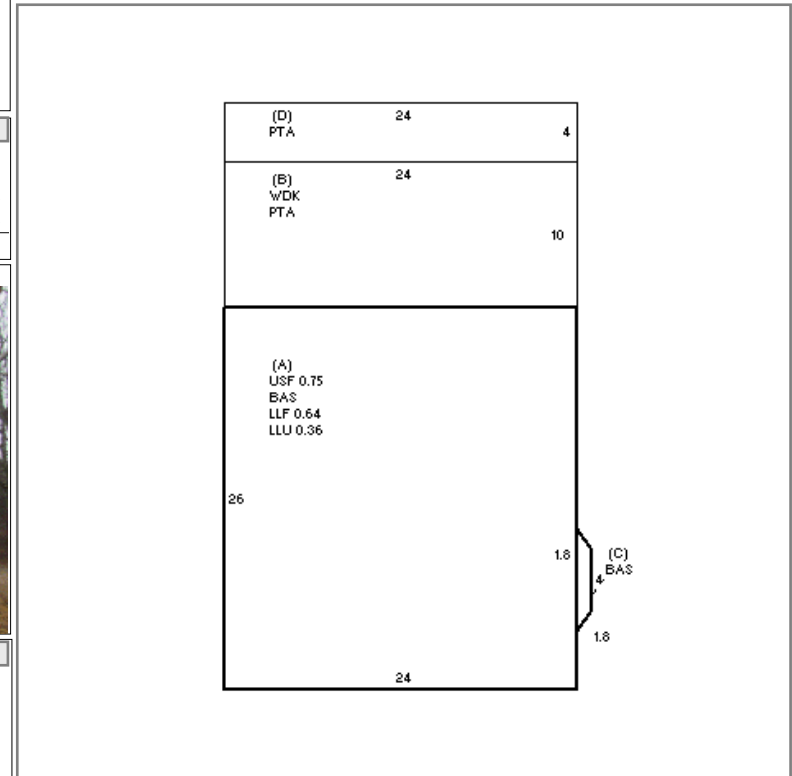
TOTAL	30,300 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 4	NOTE				LAND	856,000	807,600
St Ind	THE CHANNEL		LAND	348,900	329,700			
Infl	AVERAGE		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	1,204,900	1,137,300

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	10/9/2020	NF
MODEL	1		RESIDENTIAL	LIST	2/23/2023	EST
STYLE	5	1.05	COLONIAL [100%]	REVIEW	3/27/2023	EMZ
QUALITY	+	1.10	PLUS AVE [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	1977	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,497	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	LLU	N	LOWER LEVEL UNF	225		106.72	24,013
\$NLA(RCN)	\$299	OVERALL	1.050	EXT COVER	1	WD SHINGLE	1.00	A	LLF	L	LOWER LEVEL FIN	399	1977	163.41	65,201
				ROOF SHAPE	6	SALTBOX	1.00	A	USF	L	UPPER STORY FIN	468	1977	214.51	100,391
				ROOF COVER	1	ASPH/CMP SH	1.00	B	PTA	N	PATIO	240		16.53	3,966
				FLOOR COVER	1	HARDWOOD	1.00	B	WDK	N	WOOD DECK	240		45.28	10,866
				INT FINISH	2	DRYWALL	1.00	+	BAS	L	BASE AREA	630	1977	335.95	211,651
				HEATING/COOL	1	FORCED AIR	1.00	D	PTA	N	PATIO	96		21.11	2,027
				FUEL SOURCE	2	GAS	1.00	F22	O	FPL 2S 2OP	1		14,405.20	14,405	
								ODS	O	OUTDOOR SHOWER	1		2,789.30	2,789	



CAPACITY	UNITS	ADJ	TOTAL RCN	447,322
STORIES	1.75	1.00	CONDITION ELEM	CD
ROOMS	6	1.00	EXTERIOR	G
BEDROOMS	3	1.00	INTERIOR	G
BATHROOMS	2	1.00	KITCHEN	G
FIXTURES	8	\$12,012	BATHS	A
GARAGE SPACES	0	1.00	HEAT/ELEC	A
% BSMT FIN	65	1.00		
# 1/2 BATHS	1	1.00		
# OF UNITS	1	1.00		

EFF. YR/AGE	1989 / 34
COND	22 22 %
FUNC	0
ECON	0
DEPR	22 % GD 78
RCNLD	\$348,900