Key: 4554

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 4,765

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
O'NEILL ELIZABETH T TRUSTEE ELIZABETH T O'NEILL TRUST 98 HENRYS ROAD BREWSTER, MA 02631	101-94-0	98 HENRYS ROAD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
O'NEILL ELIZABETH T TRUST	10/23/2019	F	100	32400-345
O'NEILL ELIZABETH T	10/14/2011	DC		11497-181
O'NEILL FRANCIS X JR &	06/12/1998	QS	150,000	11497-181

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

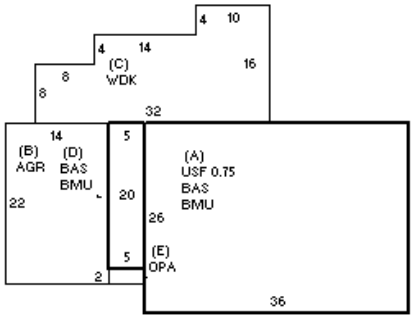
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
455	07/27/2020	7	ALTERATIONS	4,300	12/02/2020	TCK	100	100
		12	CYCLICAL NON		04/04/2013	SF	100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	24,480	13 1.00	A 1.00	A 1.00	219,200	1.88	A 1.00	R02 1.00			232,120

TOTAL	24,480 SF	ZONING	RM	FRNT	0
Nbhd	NBHD 13	NOTE			
St Ind	AVERAGE				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	232,100	219,000
BUILDING	360,600	345,400
DETACHED	0	0
OTHER	0	0
TOTAL	**592,700**	**564,400**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 12/02/2020

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.02	CAPE [100%]
QUALITY	A	1.00	AVG [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	12/2/2020	TCK
LIST	12/2/2020	EST
REVIEW	2/8/2021	MR

YEAR BLT	1974	SIZE ADJ	1.000
NET AREA	1,738	DETAIL ADJ	1.000
$NLA(RCN)	$296	OVERALL	1.020

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	5	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	6	$7,956
GARAGE SPACES	0	1.00
% BSMT FIN	0	1.00
# 1/2 BATHS	0	1.00
# OF UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR & WALL	1.00
EXT COVER	1	WD SHINGLE	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/CMP SH	1.00
FLOOR COVER	3	W/W CARPET	1.00
INT FINISH	2	DRYWALL	1.00
HEATING/COOL	2	HOT WATER	1.00
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,036		57.59	59,666
+	BAS	L	BASE AREA	1,036	1974	266.52	276,110
A	USF	L	UPPER STORY FIN	702	1974	187.52	131,642
B	AGR	N	ATT GARAGE	308		43.08	13,269
C	WDK	N	WOOD DECK	392		39.98	15,673
E	OPA	N	OPEN PORCH	10		51.00	510
	F21	O	FPL 2S 1OP	1		10,354.00	10,354

TOTAL RCN	515,181

CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT/ELEC	A

EFF.YR/AGE	1974 / 49		
COND	30	30 %	
FUNC	0		
ECON	0		
DEPR	30	% GD	70
RCNLD			$360,600