

Key: 4569

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 4.780

LEG  
AL  
LAND

CURRENT OWNER				PARCEL ID				LOCATION				
MCLELLAN ROBERT A & JOAN M TRUSTEES MCLELLAN FAMILY NT 15 HAWSER LANE BREWSTER, MA 02631				101-131-0				15 HAWSER LANE				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
MCLELLAN ROBERT A & JOAN				11/06/2001	F	14414-331	1					
MCLELLAN ROBERT A & JOAN				10/04/1994	QS	39,000	9393-125					
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	24,130	13	1.00	A	219,200	1.91	A	1.00	R02	1.00	231,320

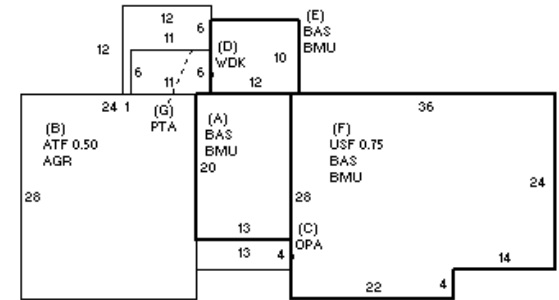
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
626	07/09/2021	7	ALTERATIONS	7,300	04/21/2022	TCK	100	100
		12	CYCLICAL NON		04/03/2013	SF	100	100
641	12/02/2008	3	OUT BUILDING	500	04/28/2010	JH	100	100
585	09/29/2003	1	NEW CONSTRUCT	30,000	06/09/2004	WH	100	100
268	05/21/1998	5	OTHER	2,000	05/12/1999	JB	100	100

LAND

TOTAL	24,130 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 13	NOTE				LAND	231,300	218,200
St Ind	AVERAGE		LAND	608,300	581,700			
Infl	AVERAGE		DETACHED	1,400	1,400			
			OTHER	0	0			
						TOTAL	841,000	801,300

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	10 0.90 8X9	2009	72	22.01	1,400



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	12/10/2020	TCK
MODEL	1		RESIDENTIAL	LIST	12/10/2020	EST
STYLE	4	1.02	CAPE [100%]	REVIEW	4/29/2022	MR
QUALITY	A+	1.20	AVG + [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS  
INFO @ DOOR (12/10/20)

BUILDING

YEAR BLT	1998	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	741,858
NET AREA	2,046	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,332		66.51	88,593		
\$NLA(RCN)	\$363	OVERALL	1.020	EXT COVER	1	WD SHINGLE	1.00	+	BAS	L	BASE AREA	1,332	1998	301.72	401,886		
CAPACITY				ROOF SHAPE	1	GABLE	1.00	B	AGR	N	ATT GARAGE	672		45.37	30,487		
STORIES	1.75		1.00	ROOF COVER	1	ASPH/CMP SH	1.00	B	ATF	N	ATTIC FINISH	336		94.25	31,667		
ROOMS	8		1.00	FLOOR COVER	1	HARDWOOD	1.00	C	OPA	N	OPEN PORCH	52		61.20	3,182		
BEDROOMS	3		1.00	INT FINISH	2	DRYWALL	1.00	D	WDK	N	WOOD DECK	66		47.98	3,167		
BATHROOMS	3		1.00	HEATING/COOL	2	HOT WATER	1.00	F	USF	L	UPPER STORY FIN	714	1998	225.03	160,671		
FIXTURES	11	\$17,503		FUEL SOURCE	2	GAS	1.00	G	PTA	N	PATIO	78		22.38	1,745		
GARAGE SPACES	2		1.00						ODS	O	OUTDOOR SHOWER	1		2,956.00	2,956		
% BSMT FIN	0		1.00														
# 1/2 BATHS	1		1.00														
# OF UNITS	1		1.00														
																EFF. YR/AGE	1998 / 25
																COND	18 18 %
																FUNC	0
																ECON	0
																DEPR	18 % GD 82
																RCNLD	\$608,300