

Key: 4699

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 4.911

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION				
WILD NANCY C 12 MORGAN LANE NORTON, MA 02766				100-76-0				33 ANAWAN ROAD				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
WILD NANCY C				02/16/2007	ML		21783-337					
WILD WILLIAM C JR LIFE ES				10/29/2003	A		1 17862-194					
WILD WILLIAM C JR				11/07/1975	XX	36,000	2259-345					
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	16,900	13	1.00	A	1.00	A	1.00				219,200
							2.55	A	1.00	R02	1.00	216,600

LAND

TOTAL	16,900 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 13	NOTE				LAND	216,600	204,400
St Ind	AVERAGE		LAND	295,200	278,800			
Infl	AVERAGE		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	511,800	483,200

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 11/19/2020

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	11/19/2020	TCK
MODEL	1		RESIDENTIAL	LIST	11/19/2020	EST
STYLE	1	1.00	RANCH [100%]	REVIEW	2/4/2021	MR
QUALITY	A	1.00	AVG [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	TOTAL RCN	421.652	
NET AREA	1,200	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,200		56.46	67,756	CONDITION ELEM	CD	
\$NLA(RCN)	\$351	OVERALL	1.000	EXT COVER	1	WD SHINGLE	1.00	A	BAS	L	BASE AREA	1,200	1973	253.90	304,674	EXTERIOR	A	
CAPACITY		UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	B	WDK	N	WOOD DECK	192		39.20	7,526	INTERIOR	A	
STORIES	1	1.00		ROOF COVER	1	ASPH/CMP SH	1.00	C	PTA	N	PATIO	300		14.31	4,293	KITCHEN	A	
ROOMS	5	1.00		FLOOR COVER	1	HARDWOOD	1.00	D	OZA	N	OPEN BREEZEWAY	100		53.59	5,359	BATHS	A	
BEDROOMS	3	1.00		INT FINISH	2	DRYWALL	1.00	E	AGR	N	ATT GARAGE	336		42.24	14,192	HEAT/ELEC	A	
BATHROOMS	2	1.00		HEATING/COOL	2	HOT WATER	1.00	F11	O	FPL 1S 1OP	1		7,637.00	7,637				
FIXTURES	6	\$7,800		FUEL SOURCE	1	OIL	1.00	ODS	O	OUTDOOR SHOWER	1		2,415.00	2,415				
GARAGE SPACES	0	1.00																
% BSMT FIN	0	1.00																
# 1/2 BATHS	0	1.00																
# OF UNITS	1	1.00																

EFF.YR/AGE	1973 / 50
COND	30 30 %
FUNC	0
ECON	0
DEPR	30 % GD 70
RCNLD	\$295,200