**Key: 4724**

# Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 4,936

## LEGAL

| CURRENT OWNER | PARCEL ID | LOCATION |
|---|---|---|
| **TURNBULL PAMELA J**<br>**101 ANAWAN ROAD**<br>**BREWSTER, MA 02631** | **100-81-0** | **101 ANAWAN ROAD** |

| TRANSFER HISTORY | DOS | T | SALE PRICE | BK-PG (Cert) |
|---|---|---|---|---|
| TURNBULL PAMELA J | 08/02/2011 | QS | 430,000 | 25599-10 |
| WOOD JANE A | 05/16/2008 | QS | 385,000 | 22915-194 |
| ROCHA JOHN C & MARY H | 04/14/1999 | A | 1 | 12199-197 |

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

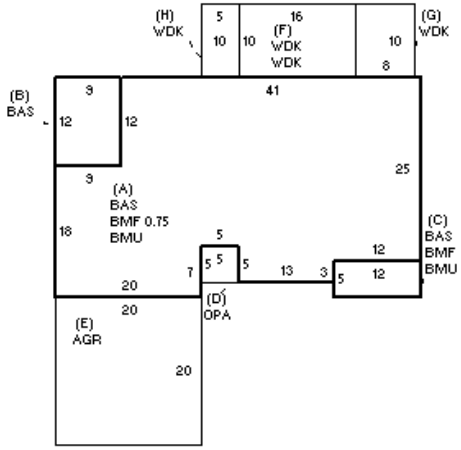
| PMT NO | PMT DT | TY | DESC | AMOUNT | INSP | BY | 1st | % |
|---|---|---|---|---|---|---|---|---|
| 22-1006 | 01/18/2023 | 77 | SOLAR PANELS | 40,098 | 05/15/2024 | TCK | 100 | 100 |
| 709 | 09/21/2022 | 7 | ALTERATIONS | 6,000 | 03/03/2023 | TCK | 100 | 100 |
| | | 14 | CYCLICAL GRO | | 03/31/2017 | NF | 100 | 100 |
| 1178 | 12/16/2016 | 77 | SOLAR PANELS | 6,600 | 03/31/2017 | NF | 100 | 100 |
| 735 | 08/12/2016 | 7 | ALTERATIONS | 11,150 | 02/24/2017 | NF | 100 | 100 |

## LAND

| CD | T | AC/SF/UN | Nbhd | St Ind | Infl | ADJ BASE | SAF | Topo | Lpi | VC | CREDIT AMT | ADJ VALUE |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 100 | S | 19,200 | 13 1.00 | A 1.00 | A 1.00 | 219,200 | 2.29 | A 1.00 | R02 1.00 | | | 221,380 |

| TOTAL | 19,200 SF | ZONING | RM | FRNT | 0 |
|---|---|---|---|---|---|
| Nbhd | NBHD 13 | NOTE | | | |
| St Ind | AVERAGE | | | | |
| Infl | AVERAGE | | | | |

| ASSESSED | CURRENT | PREVIOUS |
|---|---|---|
| LAND | 221,400 | 208,900 |
| BUILDING | 527,800 | 504,700 |
| DETACHED | 0 | 0 |
| OTHER | 0 | 0 |
| TOTAL | **749,200** | **713,600** |




## DETACHED

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|---|---|---|---|---|---|---|---|

PHOTO 06/04/2024

## BUILDING

| BUILDING | CD | ADJ | DESC |
|---|---|---|---|
| MODEL | 1 | | RESIDENTIAL |
| STYLE | 1 | 1.00 | RANCH [100%] |
| QUALITY | A+ | 1.20 | AVG + [100%] |
| FRAME | 1 | 1.00 | WD FRAME [100%] |

| MEASURE | 11/19/2020 | TCK |
|---|---|---|
| LIST | 4/2/2013 | SF |
| REVIEW | 6/4/2024 | EMZ |

BLDG COMMENTS

INFO @ DOOR (11/19/20)
24 SOLAR PANELS

| YEAR BLT | 2000 | SIZE ADJ | 1.000 |
|---|---|---|---|
| NET AREA | 1,439 | DETAIL ADJ | 1.000 |
| $NLA(RCN) | $442 | OVERALL | 1.050 |

| CAPACITY | UNITS | ADJ |
|---|---|---|
| STORIES | 1 | 1.00 |
| ROOMS | 5 | 1.00 |
| BEDROOMS | 2 | 1.00 |
| BATHROOMS | 3 | 1.00 |
| FIXTURES | 9 | $14,742 |
| GARAGE SPACES | 0 | 1.00 |
| % BSMT FIN | 75 | 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 | 1 | HARDWOOD | 1.00 |
| INT FINISH | 2 | DRYWALL | 1.00 |
| HEATING/COOL | 11 | HTWT/CL AIR | 1.05 |
| FUEL SOURCE | 2 | GAS | 1.00 |

| S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN |
|---|---|---|---|---|---|---|---|
| + | BMU | N | BSMT UNFINISHED | 1,331 | | 68.47 | 91,130 |
| + | BMF | N | BSMT FINISH | 1,013 | | 42.93 | 43,485 |
| + | BAS | L | BASE AREA | 1,439 | 2000 | 304.38 | 438,000 |
| D | OPA | N | OPEN PORCH | 25 | | 63.00 | 1,575 |
| E | AGR | N | ATT GARAGE | 400 | | 52.13 | 20,853 |
| + | WDK | N | WOOD DECK | 450 | | 49.39 | 22,226 |
| | GFP | O | GAS FIREPLACE | 1 | | 3,938.80 | 3,939 |

| TOTAL RCN | 635,950 |
|---|---|

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

| EFF.YR/AGE | 2000 / 23 | | |
|---|---|---|---|
| COND | 17 | 17 % | |
| FUNC | 0 | | |
| ECON | 0 | | |
| DEPR | 17 | % GD | 83 |
| RCNLD | | | $527,800 |