

Key: 4738

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 4.950

LEGAL

LAND

DETACHED

BUILDING

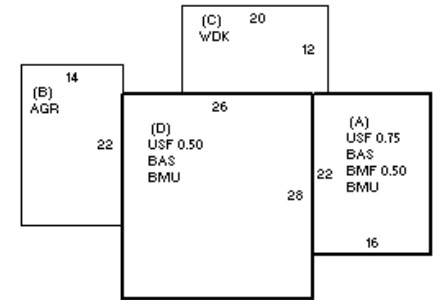
CURRENT OWNER				PARCEL ID				LOCATION			
NOBLE JAY D & IRENE C 17 KEATING LANE DRACUT, MA 01826				101-147-0				102 SOMERSET ROAD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
NOBLE JAY D & IRENE C				07/20/2012	QS	280,000	26518-70				
DUGAN A DONALD JR TRUSTEE				12/27/1994	A	100	9497-237				
A DONALD JR				12/27/1994	F	100	N/A-N/A				

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	%
581	07/23/2014	7	ALTERATIONS	4,000	06/05/2015	MW	100	100
270	03/29/2013	3	OUT BUILDING	1,000	08/15/2014	RJM	100	100
		12	CYCLICAL NON		03/27/2013	SF	100	100

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	18,600	13	1.00	A	1.00	A	1.00	208,240	2.35	5	0.95	R02	1.00		209,030

TOTAL	18,600 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 13	N O T E	ESMT	LAND		209,000	197,200	
St Ind	AVERAGE			BUILDING		399,400	382,000	
Infl	AVERAGE			DETACHED		2,300	2,300	
				OTHER		0	0	
<b>TOTAL</b>						<b>610,700</b>	<b>581,500</b>	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	10 0.90 10X12	2013	120	21.39	2,300



BUILDING	CD	ADJ	DESC	MEASURE	12/10/2020	TCK
MODEL	1		RESIDENTIAL	LIST	3/29/2013	MR
STYLE	4	1.02	CAPE [100%]	REVIEW	2/11/2021	MR
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS
BMF = REC ROOM

YEAR BLT	1984	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,708	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,080		57.59	62,200
\$NLA(RCN)	\$304	OVERALL	1.020	EXT COVER	1	WD SHINGLE	1.00	A	BMF	N	BSMT FINISH	176		41.14	7,241
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,080	1984	266.52	287,837
				ROOF COVER	1	ASPH/CMP SH	1.00	+	USF	L	UPPER STORY FIN	628	1984	187.53	117,766
				FLOOR COVER	1	HARDWOOD	1.00	B	AGR	N	ATT GARAGE	308		43.08	13,269
				INT FINISH	2	DRYWALL	1.00	C	WDK	N	WOOD DECK	240		39.98	9,596
				HEATING/COOL	1	FORCED AIR	1.00	F21	O	FPL 2S 1OP	1		10,354.00	10,354	
				FUEL SOURCE	2	GAS	1.00	ODS	O	OUTDOOR SHOWER	1		2,463.30	2,463	

TOTAL RCN	518,682
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT/ELEC	G
EFF.YR/AGE	1987 / 36
COND	23 23 %
FUNC	0
ECON	0
DEPR	23 % GD 77
RCNLD	\$399,400