**Key: 4744**

# Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 4,956

## LEGAL

| CURRENT OWNER | PARCEL ID | LOCATION |
|---|---|---|
| JACOBUS KATHE MILLER<br>P O BOX 1094<br>BREWSTER, MA 02631 | 100-89-0 | 60 KING PHILIP ROAD |

| TRANSFER HISTORY | DOS | T | SALE PRICE | BK-PG (Cert) |
|---|---|---|---|---|
| JACOBUS KATHE MILLER | 07/26/2002 | A | 1 | 15405-033 |
| JACOBUS ROBERT T & KATHE | 02/26/1988 | XX | | 6154-028 |

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

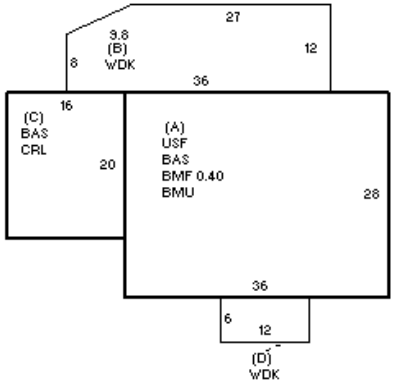
| PMT NO | PMT DT | TY | DESC | AMOUNT | INSP | BY | 1st | % |
|---|---|---|---|---|---|---|---|---|
| 23-824 | 07/17/2023 | 77 | SOLAR PANELS | 22,100 | 05/17/2024 | TCK | 100 | 100 |
| 945 | 10/30/2019 | 7 | ALTERATIONS | 1,400 | 07/09/2020 | TCK | 100 | 100 |
| 427 | 05/16/2018 | 7 | ALTERATIONS | 40,000 | 07/12/2019 | TCK | 100 | 100 |
| 439 | 06/16/2015 | 7 | ALTERATIONS | 7,500 | 04/18/2016 | WFF | 100 | 100 |
| | | 12 | CYCLICAL NON | | 04/03/2013 | 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 | 27,400 | 13 1.00 | A 1.00 | A 1.00 | 219,200 | 1.73 | A 1.00 | R02 1.00 | | | 238,370 |

| TOTAL | 27,400 SF | ZONING | RM | FRNT | 0 |
|---|---|---|---|---|---|
| Nbhd | NBHD 13 | NOTE | | | |
| St Ind | AVERAGE | | | | |
| Infl | AVERAGE | | | | |

| ASSESSED | CURRENT | PREVIOUS |
|---|---|---|
| LAND | 238,400 | 224,900 |
| BUILDING | 489,200 | 468,200 |
| DETACHED | 2,100 | 2,000 |
| OTHER | 0 | 0 |
| TOTAL | **729,700** | **695,100** |




## DETACHED

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|---|---|---|---|---|---|---|---|
| SHF | A 1.00 | 20 0.80 | 10X12 | | 120 | 21.39 | 2,100 |

PHOTO 06/05/2024

## BUILDING

| BUILDING | CD | ADJ | DESC |
|---|---|---|---|
| MODEL | 1 | | RESIDENTIAL |
| STYLE | 5 | 1.05 | COLONIAL [100%] |
| QUALITY | A | 1.00 | AVG [100%] |
| FRAME | 1 | 1.00 | WD FRAME [100%] |

| MEASURE | 12/8/2020 | TCK |
|---|---|---|
| LIST | 12/8/2020 | EST |
| REVIEW | 6/5/2024 | EMZ |

BLDG COMMENTS

BMF=FAM RM

INFO @ DOOR (12/8/20)

| YEAR BLT | 1976 | SIZE ADJ | 1.000 |
|---|---|---|---|
| NET AREA | 2,336 | DETAIL ADJ | 1.000 |
| $NLA(RCN) | $279 | OVERALL | 1.050 |

| CAPACITY | UNITS | ADJ |
|---|---|---|
| STORIES | 2 | 1.00 |
| ROOMS | 8 | 1.00 |
| BEDROOMS | 4 | 1.00 |
| BATHROOMS | 3 | 1.00 |
| FIXTURES | 9 | $12,285 |
| GARAGE SPACES | 0 | 1.00 |
| % BSMT FIN | 40 | 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 | 3 | GAMBREL | 1.00 |
| ROOF COVER | 1 | ASPH/CMP SH | 1.00 |
| FLOOR COVER | 2 | SOFTWOOD | 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 |
|---|---|---|---|---|---|---|---|
| A | BMU | N | BSMT UNFINISHED | 1,008 | | 59.29 | 59,761 |
| A | BMF | N | BSMT FINISH | 403 | | 42.35 | 17,068 |
| + | BAS | L | BASE AREA | 1,328 | 1976 | 258.83 | 343,720 |
| A | USF | L | UPPER STORY FIN | 1,008 | 1976 | 185.16 | 186,643 |
| + | WDK | N | WOOD DECK | 486 | | 41.16 | 20,004 |
| C | CRL | N | BSMT CRAWL | 320 | | 31.88 | 10,203 |
| | ODS | O | OUTDOOR SHOWER | 1 | | 2,535.80 | 2,536 |

| TOTAL RCN | 652,218 |
|---|---|

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

| EFF.YR/AGE | 1983 / 40 | | |
|---|---|---|---|
| COND | 25 | 25 % | |
| FUNC | 0 | | |
| ECON | 0 | | |
| DEPR | 25 | % GD | 75 |
| RCNLD | | | $489,200 |