

Key: 4754

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 4.966

LEGAL

LAND

DETAILED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
VETROMILE DIANNE & HORTON KENNETH DAVID				126-54-0				3884 MAIN STREET			
3884 MAIN STREET BREWSTER, MA 02631				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)
				VETROMILE DIANNE & VETROMILE DIANNE				08/04/2022	F		1
								12/11/1990	XX		35289-276 7380-251

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	%
565	09/04/2007	2	ADD	12,000	12/06/2007	JH	100	100
538	08/22/2007	2	ADD	3,800	12/06/2007	JH	100	100
017	01/13/1995	5	OTHER	2,000			100	100

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	60,000	10	1.00	A	1.00	A	1.00	219,200	1.00	A	1.00	R03	1.00		303,350
300	A	1,201	10	1.00	A	1.00	A	1.00	12,000	1.00	A	1.00	R03	1.00		14,410
350	A	0.029	10	1.00	A	1.00	A	1.00	2,100	1.00	A	1.00	R03	1.00		60

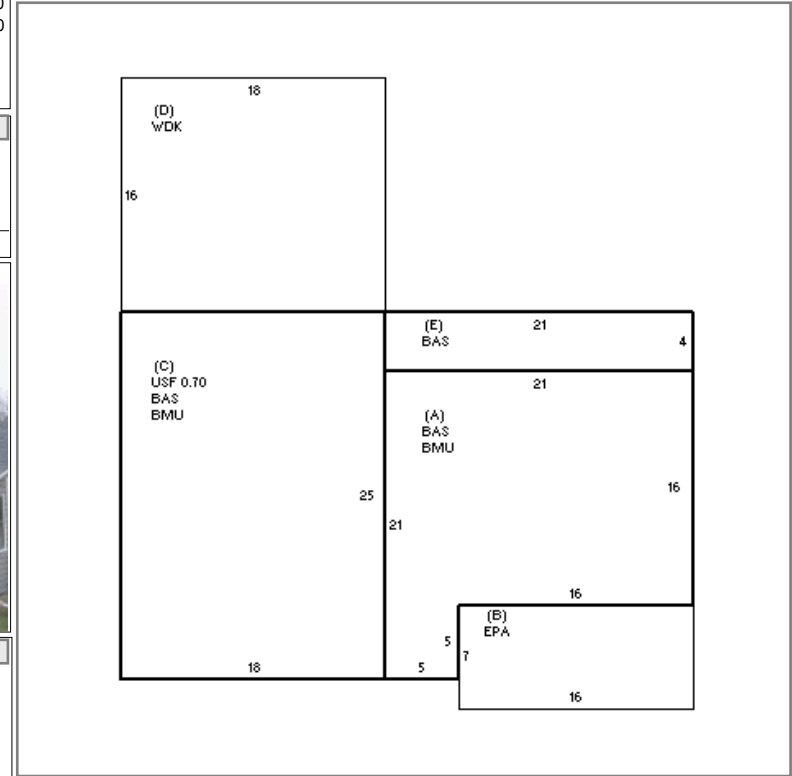
TOTAL	2.607 Acres	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 10	NOTE FY24 Adjust SF per Plan Bk 471 Pg 1	LAND	317,800	299,800			
St Ind	AVERAGE		BUILDING	242,700	229,300			
Infl	AVERAGE		DETACHED	13,500	13,200			
			OTHER	0	0			
			TOTAL	574,000	542,300			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	40 0.60 12X20		240	19.84	2,900
SHF	A	1.00	40 0.60 12X18		216	19.84	2,600
SHF	A	1.00	50 0.50 8X10		80	22.01	900
FBN	A	1.00	40 0.60 15X22		330	35.67	7,100



PHOTO	04/14/2008
BLDG COMMENTS	

BUILDING	CD	ADJ	DESC	MEASURE	12/6/2007	JH
MODEL	1		RESIDENTIAL	LIST	12/6/2007	JH
STYLE	7	1.05	CONVEN/OLD [100%]	REVIEW	4/17/2008	SEJ
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			



YEAR BLT	1880	SIZE ADJ	1.000
NET AREA	1,210	DETAIL ADJ	1.000
\$NLA(RCN)	\$334	OVERALL	1.050
CAPACITY		UNITS	ADJ
STORIES		1.75	1.00
ROOMS	6		1.00
BEDROOMS	3		1.00
BATHROOMS	2		1.00
FIXTURES	7	\$9,555	
GARAGE SPACES	0		1.00
% BSMT FIN	0		1.00
# 1/2 BATHS	0		1.00
# OF UNITS	1		1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	5	OTHER	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	1	PLASTER	1.00
HEATING/COOL	2	HOT WATER	1.00
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	811		61.95	50,242
B	EPA	N	ENCLOSED PORCH	112		84.53	9,467
C	USF	L	UPPER STORY FIN	315	1880	195.01	61,428
D	WDK	N	WOOD DECK	288		41.16	11,855
+	BAS	L	BASE AREA	895	1880	289.88	259,447
	ODS	O	OUTDOOR SHOWER	1		2,535.80	2,536

TOTAL RCN	404,528	
CONDITION ELEM		CD
EXTERIOR		F
INTERIOR		F
KITCHEN		F
BATHS		F
HEAT/ELEC		A
EFF.YR/AGE	1933 / 90	
COND	40 40 %	
FUNC	0	
ECON	0	
DEPR	40 % GD 60	
RCNLD	\$242,700	