

Key: 4767

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 4.982

LEGALS

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
RICHARDS CYNTHIA E 55 OWL POND ROAD BREWSTER, MA 02631				138-69-0				55 OWL POND ROAD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
RICHARDS CYNTHIA E				04/21/2020	QS	400,000	(222324)				
LYNN KENNETH A & AMY D				03/15/1990	QS	60,000	(119992)				

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	%
798	11/06/2020	7	ALTERATIONS	2,126	02/23/2021	NF	100	100
405	07/06/2020	3	OUT BUILDING	4,000	11/30/2021	MR	100	100
	04/21/2020	15	SALE REVIEW	400,000	01/25/2020	JMG	100	100
88	02/05/2020	7	ALTERATIONS	400	02/23/2021	NF	100	100
115	02/06/2019	7	ALTERATIONS	13,092	05/31/2019	NF	100	100

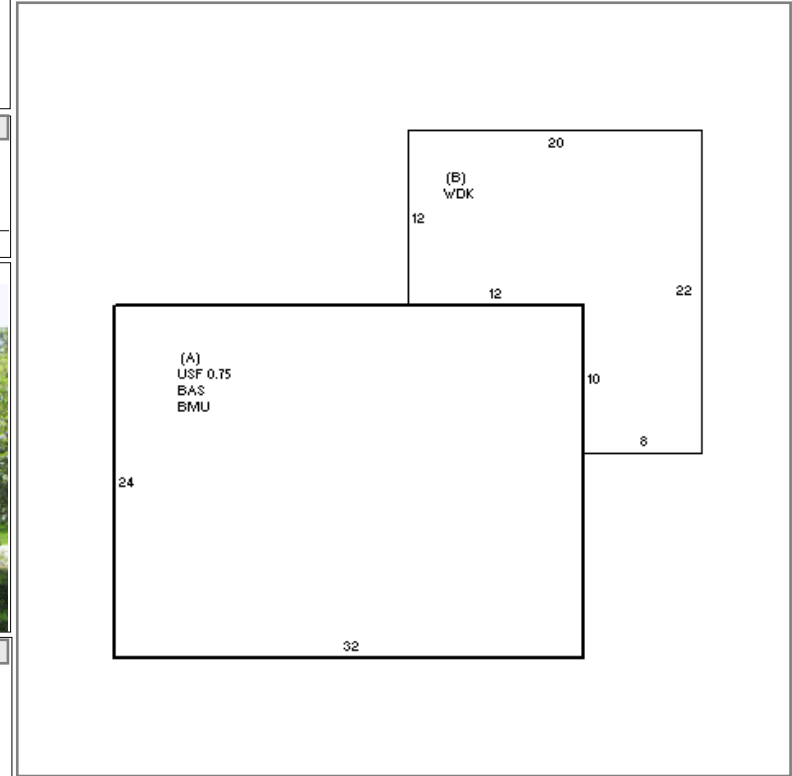
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	25,593	9	1.00	9-B	1.00	A	1.00				245,260

TOTAL	25,593 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 9	NOTE T=HOUSE SITS BELOW GRADE	LAND	245,300	231,400			
St Ind	OWL POND		BUILDING	353,700	338,000			
Infl	AVERAGE		DETACHED	1,800	1,700			
			OTHER	0	0			
			TOTAL	600,800	571,100			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	01 1.00 8X10	2020	80	22.01	1,800



BLDG COMMENTS



BUILDING	CD	ADJ	DESC	MEASURE	5/31/2019	NF
MODEL	1		RESIDENTIAL	LIST	1/25/2021	EST
STYLE	4	1.02	CAPE [100%]	REVIEW	1/25/2021	JMG
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	1990	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,344	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	768		65.42	50,242
\$NLA(RCN)	\$313	OVERALL	1.050	EXT COVER	1	WD SHINGLE	1.00	A	BAS	L	BASE AREA	768	1990	305.41	234,557
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	576	1990	195.01	112,326
				ROOF COVER	1	ASPH/CMP SH	1.00	B	WDK	N	WOOD DECK	320		41.16	13,171
				FLOOR COVER	1	HARDWOOD	1.00		ODS	O	OUTDOOR SHOWER	1		2,535.80	2,536
				INT FINISH	2	DRYWALL	1.00								
				HEATING/COOL	9	WARM/CL AIR	1.03								
				FUEL SOURCE	2	GAS	1.00								

TOTAL RCN	421,022
CONDITION ELEM CD	
EXTERIOR	A
INTERIOR	A
KITCHEN	G
BATHS	G
HEAT/ELEC	G
EFF.YR/AGE 2001 / 22	
COND	16 16 %
FUNC	0
ECON	0
DEPR	16 % GD 84
RCNLD	\$353,700