Key: 478

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 498

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
BAKER KATHLEEN N P O BOX 944 BREWSTER, MA 02631	68-65-0	46 HARVEST LANE

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
BAKER KATHLEEN N	07/21/1988	XX		6361-175

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

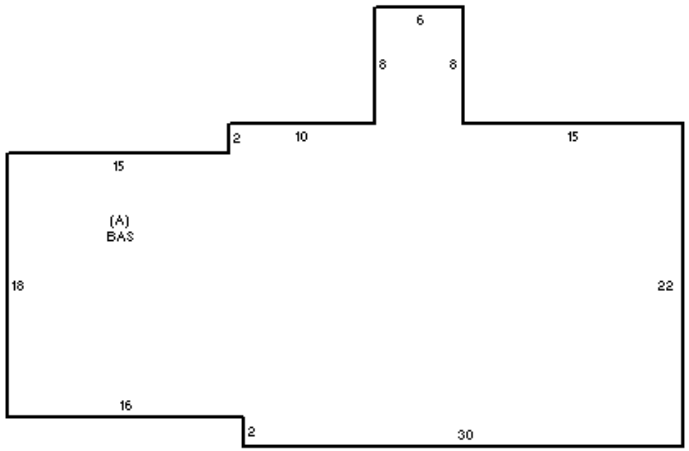
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
799	11/06/2020	7	ALTERATIONS	1,191	11/03/2020	NF	100	100
335	04/28/2017	3	OUT BUILDING	1,500	06/12/2018	NF	100	100
1076	11/18/2016	5	OTHER	500	02/14/2017	NF	100	100
339	05/31/2002	7	ALTERATIONS	1,000			100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	19,700	5 1.00	A 1.00	A 1.00	416,480	2.24	A 1.00	R09 1.90			421,930

TOTAL	19,700 SF	ZONING	RM	FRNT	0
Nbhd	NBHD 5	NOTE			
St Ind	AVERAGE				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	421,900	398,100
BUILDING	152,100	143,600
DETACHED	2,300	2,300
OTHER	0	0
TOTAL	**576,300**	**544,000**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	10 0.90	12X10	2017	120	21.39	2,300

PHOTO 11/03/2020

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	1	1.00	RANCH [100%]
QUALITY	-	0.90	MINUS AVE [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	11/3/2020	NF
LIST	11/3/2020	EST
REVIEW	1/4/2021	MR

YEAR BLT	1955	SIZE ADJ	1.000
NET AREA	998	DETAIL ADJ	1.000
$NLA(RCN)	$250	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	5	1.00
BEDROOMS	2	1.00
BATHROOMS	1	1.00
FIXTURES	3	$3,510
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	1	PIER	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	2	SOFTWOOD	1.00
INT FINISH	2	DRYWALL	1.00
HEATING/COOL	2	HOT WATER	1.00
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BAS	L	BASE AREA	998	1955	239.60	239,119
	MST	O	MAS/METAL STACK	1		4,524.30	4,524
	ODS	O	OUTDOOR SHOWER	1		2,173.50	2,174

TOTAL RCN	249,327

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

EFF.YR/AGE	1955 / 68		
COND	39	39 %	
FUNC	0		
ECON	0		
DEPR	39	% GD	61
RCNLD	$152,100		