

Key: 4800

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 5.015

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
CALDERWOOD RUBYANNE 3820 MAIN STREET BREWSTER, MA 02631				126-58-0				3820 MAIN STREET			
TRANSFER HISTORY				DOS	T	SALE PRICE		BK-PG (Cert)			
CALDERWOOD RUBYANNE				08/08/2019	A	1 32210-318					
CALDERWOOD CLAYTON A TRUS				08/08/2019	F	1 32210-249					
CALDERWOOD CLAYTON A TRUS				07/23/2014	F	1 28280-328					

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
0310	60	MULTI-USE COM				1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
22-812	04/26/2023	7	ALTERATIONS		05/23/2024	PJK	0	100
104	02/08/2022	2	ADD	230,000	05/23/2024	PJK	0	100
477	05/25/2016	7	ALTERATIONS	1,500	05/19/2017	RJM	100	100
159	03/08/2016	7	ALTERATIONS	19,500	05/19/2017	RJM	100	100
		12	CYCLICAL NON		03/13/2008	JH	100	100

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
103	S	40,000	CIM 1.00	38	1.00	A	1.00					296,050
303	A	0.232	CIM 1.00	38	1.00	A	1.00					3,290

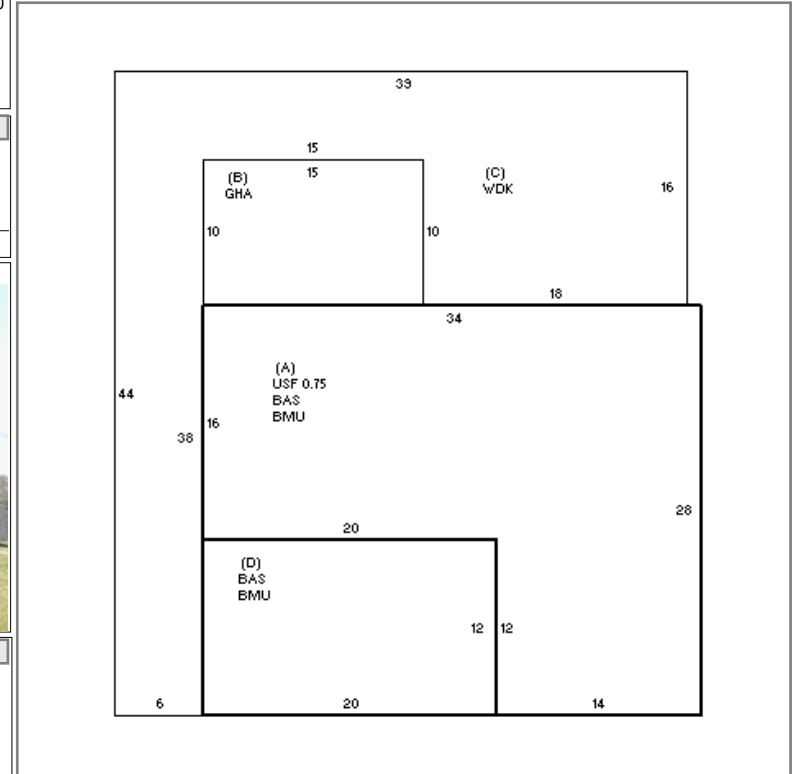
TOTAL	1.150 Acres	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	CIM	NOTE				LAND	299,300	287,800
St Ind	SACHEM-ORLEANS		LAND BUILDING	373,000	356,800			
Infl	AVERAGE		DETACHED	3,500	3,500			
			OTHER	144,000	139,000			
						<b>TOTAL</b>	<b>819,800</b>	<b>787,100</b>

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	50 0.50 8 X 8		64	22.01	700
HTB	A	1.00	30 0.70		1	4,058.10	2,800
SW2	A	1.00	50 0.50 1 X 1		1	40.60	



BLDG COMMENTS
TIMBERFRAME

BUILDING	CD	ADJ	DESC	MEASURE	3/13/2008	JH
MODEL	1		RESIDENTIAL	LIST	3/13/2008	JH
STYLE	4	1.02	CAPE [100%]	REVIEW	3/17/2008	RJM
QUALITY	+	1.10	PLUS AVE [100%]			
FRAME	1	1.00	WD FRAME [100%]			



YEAR BLT	1982	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	504.007
NET AREA	1,486	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	952		66.85	63,638		
\$NLA(RCN)	\$339	OVERALL	1.030	EXT COVER	1	WD SHINGLE	1.00	A	BAS	L	BASE AREA	712	1982	301.63	214,759		
CAPACITY				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	534	1982	210.43	112,368		
STORIES	1.75	1.00		ROOF COVER	2	WD SHINGLE	1.01	B	GHA	N	ATT GREENHOUSE	150		52.80	7,920		
ROOMS	6	1.00		FLOOR COVER	2	SOFTWOOD	1.00	C	WDK	N	WOOD DECK	642		44.41	28,513		
BEDROOMS	3	1.00		INT FINISH	2	DRYWALL	1.00	D	BAS	L	BASE AREA	240	1982	301.63	72,391		
BATHROOMS	1	1.00		HEATING/COOL	2	HOT WATER	1.00										
BATHROOMS	1	1.00		FUEL SOURCE	1	OIL	1.00										
FIXTURES	3	\$4,419															
GARAGE SPACES	0	1.00															
% BSMT FIN	0	1.00															
# 1/2 BATHS	0	1.00															
# OF UNITS	1	1.00															

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

EFF.YR/AGE	1982 / 41
COND	26 26 %
FUNC	0
ECON	0
DEPR	26 % GD 74

RCNLD	\$373,000
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LEGAL

CURRENT OWNER		PARCEL ID	LOCATION			
CALDERWOOD RUBYANNE 3820 MAIN STREET BREWSTER, MA 02631		126-58-0	3820 MAIN STREET			
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)	

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
0310	60	MULTI-USE COM				2	2 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE

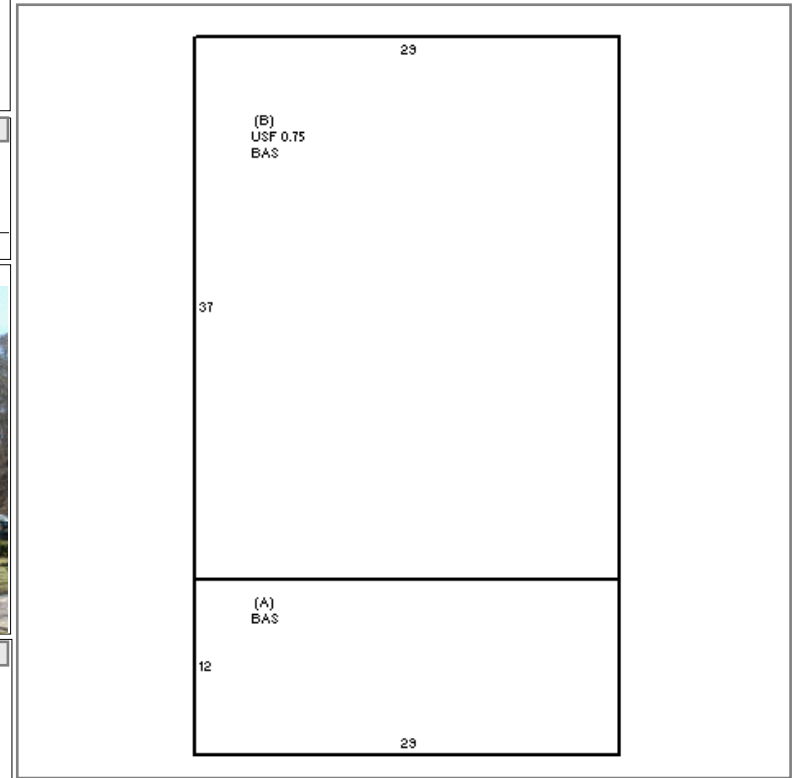
TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND	144,000	
St Ind			BUILDING		
Infl			DETACHED		
			OTHER		
			TOTAL		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS  
CLAY'S CLAYWORKS



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	3/13/2008	JH
MODEL	5		CIM	LIST	3/13/2008	JH
STYLE	31	1.02	STORE(SM RETAIL [52%])	REVIEW	3/17/2008	RJM
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WOOD FRAME [100%]			

YEAR BLT	1996	SIZE ADJ	1.140	ELEMENT	CD	DESCRIPTION	ADJ
NET AREA	2,226	DETAIL ADJ	0.888	FOUNDATION	2	SLAB	1.00
\$NLA(RCN)	\$85	OVERALL	1.000	EXT. COVER	1	WOOD SHINGLE	1.00
CAPACITY		UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00
STORIES	1.75	1.00		ROOF COVER	1	ASPH/CMP SHNGL	1.00
% HEATED	100	1.00		FLOOR COVER	9	CONCRETE	0.95
% AIR COND	0	1.00		INT. FINISH	6	MINIMUM	0.95
% SPRINKLERS	0	1.00		HEATING/COOL	2	HOT WATER	1.02
				FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BAS	L	BASE AREA	348	1996	84.83	29,522
B	BAS	L	BASE AREA	1,073	1996	84.83	91,025
B	USF	L	UP-STRY FIN	805	1996	84.83	68,290
	MST	O	STACK	1		699.00	699

TOTAL RCN	189,536
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
EFF.YR/AGE	1996 / 27
COND	24 24 %
FUNC	0
ECON	0
DEPR	24 % GD 76
RCNLD	\$144,000