

Key: 4823

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 5.039

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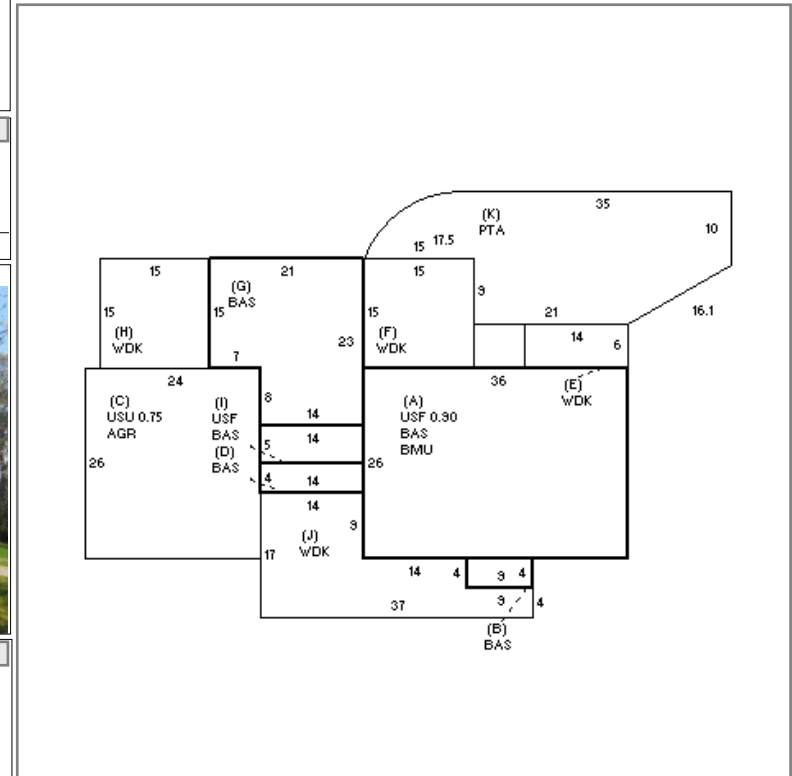
CURRENT OWNER				PARCEL ID				LOCATION															
COUTTS GARY STUART & LYNDA 46 MAPLE LANE BREWSTER, MA 02631				125-77-0				46 MAPLE LANE															
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)																
COUTTS GARY STUART & LYND				01/06/2020	O	515,000	32600-76																
CHILDREN OF HAITI & REFUG				02/27/2019	N	1	31857-86																
OVERSEAS SCHOOLS ASSITANC				01/05/2016	QS	508,000	29376-188																
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE											
100	S	15,120	9	1.00	9-A	1.00	A	1.00	241,120	2.79	A	1.00	R06	1.10									233,900

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	%
280	03/26/2021	7	ALTERATIONS	7,362	05/13/2022	TCK	100	100
114	02/11/2020	7	ALTERATIONS	60,000	12/09/2020	NF	100	100
	01/06/2020	16	MLS REVIEW	515,000	01/06/2021	JMG	100	100
		12	CYCLICAL NON		05/23/2019	NF	100	100
63	01/29/2015	7	ALTERATIONS	5,000	06/16/2015	MW	100	100

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TOTAL	15,120 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 9	N O T E			LAND	233,900	220,700	
St Ind	ROBINWOOD		BUILDING	652,400	623,300			
Infl	AVERAGE		DETACHED	3,700	3,600			
			OTHER	0	0			
<b>TOTAL</b>						<b>890,000</b>	<b>847,600</b>	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
HTB	A	1.00	10 0.90	2014	1	4,058.10	3,700	05/13/2022



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BUILDING	CD	ADJ	DESC	MEASURE	5/23/2019	NF
MODEL	1		RESIDENTIAL	LIST	1/4/2011	JH
STYLE	5	1.05	COLONIAL [100%]	REVIEW	5/26/2022	MR
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1971	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	767,494					
NET AREA	2,437	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	936		63.72	59,642	CONDITION ELEM	CD					
\$NLA(RCN)	\$315	OVERALL	1.080	EXT COVER	1	WD SHINGLE	1.00	+	USF	L	UPPER STORY FIN	912	1971	196.53	179,235	EXTERIOR	G					
				ROOF SHAPE	3	GAMBREL	1.00	B	BAS	L	BASE AREA	36	2007	260.91	9,393	INTERIOR	V					
				ROOF COVER	1	ASPH/CMP SH	1.00	C	AGR	N	ATT GARAGE	624		40.03	24,979	KITCHEN	V					
				FLOOR COVER	1	HARDWOOD	1.00	C	USU	N	UPPER STORY UNF	468		60.94	28,522	BATHS	V					
				INT FINISH	2	DRYWALL	1.00	D	BAS	L	BASE AREA	56	2009	260.90	14,610	HEAT/ELEC	G					
				HEATING/COOL	9	WARM/CL AIR	1.03	+	WDK	N	WOOD DECK	920		42.34	38,949							
				FUEL SOURCE	2	GAS	1.00	G	BAS	L	BASE AREA	427	1971	260.89	111,402							
													+	BAS	L	BASE AREA	1,006	1971	260.90	262,461		
													K	PTA	N	PATIO	677		12.88	8,719		
													F21	O	FPL 2S 1OP	1		10,963.10	10,963			
													GFP	O	GAS FIREPLACE	1		3,376.10	3,376			
													ODS	O	OUTDOOR SHOWER	1		2,608.20	2,608			
																	EFF.YR/AGE	2003 / 20				
																	COND	15	15 %			
																	FUNC	0				
																	ECON	0				
																	DEPR	15	% GD	85		
																	RCNLD	\$652,400				