

Key: 4875

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 5.089

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
LENSCH LORRAINE M TRUSTEE STEVE ALLARD & LORRAINE LENSCH TRUST 165 PLEASANT BAY ROAD HARWICH, MA 02645				138-31-0				62 ELDRIDGE ROAD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
LENSCH LORRAINE M TRUSTEE				09/02/2022	DC		35034-29				
ALLARD STEVEN D TRUSTEE E				04/08/2022	F	100	35034-29				
ALLARD STEVEN & LENSCH LO				02/01/2018	F	1	31062-36				

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	%
376	07/12/2005	2	ADD	3,505	05/16/2006	JB	100	100
596	10/13/2004	1	NEW CONSTRUC	125,000	05/16/2006	JB	100	100
595	10/13/2004	6	DEMO	10,000	05/31/2005	JB	100	100
458	07/27/2000	5	OTHER	13,000			100	100

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	22,500	8	1.00	8-B	1.00	A	1.00		R02	0.90	205,250

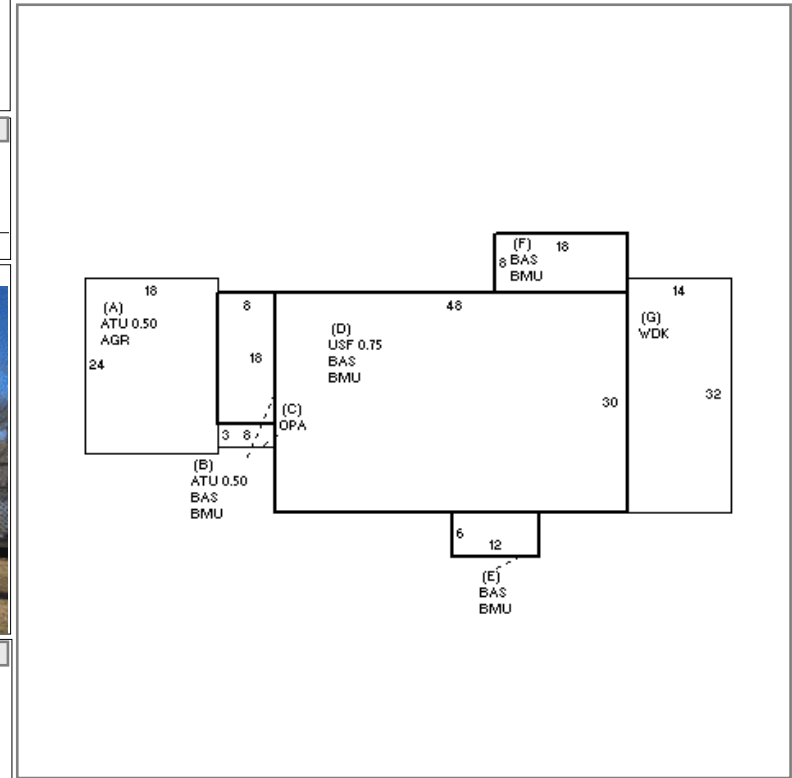
TOTAL	22,500 SF	ZONING	RM	FRNT	0	ASSESSED		CURRENT	205,300	PREVIOUS	193,600
Nbhd	NBHD 8	N O T E Lot 12 on Plan Book 124/63 -- previously Lot 12 & 13 combined --divided for FY 2006. House # changed to 62 per FD 6/8/05	LAND BUILDING DETACHED OTHER TOTAL						797,000		761,300
St Ind	ELDRIDGE						0		0		
Infl	AVERAGE						0		0		
							1,002,300		954,900		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 02/17/2021



BLDG COMMENTS
DIRECT VENT GAS FIREPLACE



YEAR BLT	2004	SIZE ADJ	0.990	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	937,603
NET AREA	2,880	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	AGR	N	ATT GARAGE	432		49.09	21,208	CONDITION ELEM	CD
\$NLA(RCN)	\$326	OVERALL	1.020	EXT COVER	1	WD SHINGLE	1.00	A	ATU	N	ATTIC UNF	216		64.71	13,976	EXTERIOR	A
				ROOF SHAPE	1	GABLE	1.00	+	BMU	N	BSMT UNFINISHED	1,800		61.98	111,573	INTERIOR	A
				ROOF COVER	1	ASPH/CMP SH	1.00	+	BAS	L	BASE AREA	1,800	2004	286.75	516,152	KITCHEN	A
				FLOOR COVER	1	HARDWOOD	1.00	B	ATU	N	ATTIC UNF	72		64.71	4,659	BATHS	A
				INT FINISH	2	DRYWALL	1.00	C	OPA	N	OPEN PORCH	24		60.59	1,454	HEAT/ELEC	A
				HEATING/COOL	2	HOT WATER	1.00	D	USF	L	UPPER STORY FIN	1,080	2004	213.69	230,782		
				FUEL SOURCE	2	GAS	1.00	G	WDK	N	WOOD DECK	448		47.50	21,281		
									GFP	O	GAS FIREPLACE	1		3,788.00	3,788		

EFF.YR/AGE	2004 / 19	
COND	15	15 %
FUNC	0	
ECON	0	
DEPR	15	% GD 85
RCNLD	\$797,000	