

Key: 4879

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 5.093

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
BESSO CHRISTOPHER & VERENA 54 WESTERN EAGLE CARTWAY BREWSTER, MA 02631				138-33-0				66 WESTERN EAGLE CARTWAY			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
BESSO CHRISTOPHER & VEREN				03/15/2023	QS	189,000	35680-322				
BACKUS STEVEN				11/01/2022	O	135,000	35460-147				
WONG KEC SEN				02/08/1972	XX		1600-219				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1060	100	ACC IMP				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
	03/15/2023	15	SALE REVIEW	189,000	04/08/2024	JMG	100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	23,087	8	1.00	8-B	1.00	A	1.00				206,450

TOTAL	23,087 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 8	NOTE			LAND	206,500	194,800	
St Ind	ELDRIDGE		BUILDING	0	0			
Infl	AVERAGE		DETACHED	0	0			
			OTHER	0	0			
			<b>TOTAL</b>	<b>206,500</b>	<b>194,800</b>			

DETAILED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	NV 0.00 16X24		384	31.80	



BLDG COMMENTS

ANDERSON TRAILER 42X8

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	2/17/2021	NF
MODEL	1		RESIDENTIAL	LIST	2/17/2021	EST
STYLE	18	0.90	DETACHED [100%]	REVIEW	3/8/2021	MR
QUALITY	M	0.55	MINIMAL [100%]			
FRAME	1	1.00	WD FRAME [100%]			

UNIT

YEAR BLT	1950	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	60,381
NET AREA	336	DETAIL ADJ	1.000	FOUNDATION	1	PIER	1.00	BAS	L		BASE AREA	336	1950	145.55	48,906	CONDITION ELEM	CD
\$NLA(RCN)	\$180	OVERALL	0.880	EXT COVER	3	ALUMINUM	1.00	EPA	N		ENCLOSED PORCH	160		37.01	5,922	EXTERIOR	A
CAPACITY			UNITS	ADJ	ROOF SHAPE	4	FLAT/SHED	1.00	PTA	N	PATIO	368		6.54	2,407	INTERIOR	A
STORIES	1	1.00		ROOF COVER	9	OTHER	1.00									KITCHEN	A
ROOMS	4	1.00		FLOOR COVER	5	VINYL	1.00									BATHS	A
BEDROOMS	2	1.00		INT FINISH	4	WALL BOARD	1.00									HEAT/ELEC	A
BATHROOMS	1	1.00		HEATING/COOL	7	FL/WALL UN	0.98										
FIXTURES	5	\$3,146		FUEL SOURCE	2	GAS	1.00										
GARAGE SPACES	0	1.00															
% BSMT FIN	0	1.00															
# 1/2 BATHS	0	1.00															
# OF UNITS	1	1.00															
																EFF.YR/AGE	1950 / 73
																COND	40 40 %
																FUNC	60 TEAR DOWN
																ECON	0
																DEPR	100 % GD 0
																RCNLD	\$0