

Key: 4903

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 5.124

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LAND

CURRENT OWNER		PARCEL ID		LOCATION	
SNIDER F REED JR & LINDA M 50 BAY VIEW DRIVE BREWSTER, MA 02631		138-56-0		50 BAY VIEW DRIVE	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
SNIDER F REED JR & LINDA		03/16/2012	F	100	26162-20
SNIDER F REED JR		01/15/2009	A	1	23373-38
SNIDER F REED JR &		06/28/2007	A	1	22148-174

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 %
22-1116	02/03/2023	77	SOLAR PANELS	45,000	05/28/2024	TCK	100 100
98	03/22/2010	6	DEMO	2,000	01/04/2011	JH	100 100
270	07/02/2009	1	NEW CONSTRU	200,000	01/04/2011	JH	100 100
227	04/12/1982	3	OUT BUILDING	3,500	04/25/1991		100 100

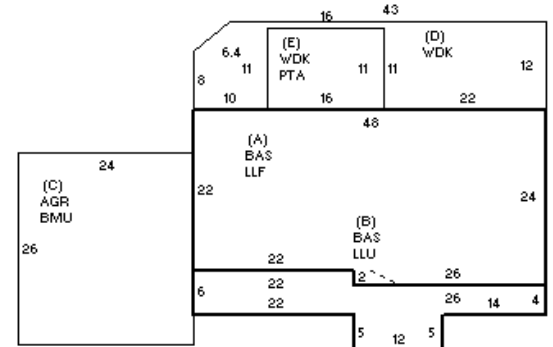
LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	32,800	9	1.00	A	1.00	A	1.00	241,120	1.51	A	1.00	R05	1.10			274,520

TOTAL	32,800 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 9	NOTE				LAND	274,500	259,000
St Ind	AVERAGE		BUILDING	683,700	645,900			
Infl	AVERAGE		DETACHED	0	0			
			OTHER	0	0			
TOTAL						958,200	904,900	

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	6/10/2019	NF
MODEL	1		RESIDENTIAL	LIST	4/27/2010	JH
STYLE	1	1.00	RANCH [100%]	REVIEW	6/11/2024	EMZ
QUALITY	G	1.30	GOOD [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS	
28 SOLAR PANELS	

BUILDING

YEAR BLT	2009	SIZE ADJ	0.990	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	776,923				
NET AREA	2,512	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	LLF	L	LOWER LEVEL FIN	1,108	2009	157.81	174,851	CONDITION ELEM	CD				
\$NLA(RCN)	\$309	OVERALL	1.000	EXT COVER	1	WD SHINGLE	1.00	+	BAS	L	BASE AREA	1,404	2009	310.90	436,504	EXTERIOR	A				
				ROOF SHAPE	1	GABLE	1.00	B	LLU	N	LOWER LEVEL UNF	296		118.92	35,200	INTERIOR	A				
				ROOF COVER	1	ASPH/CMP SH	1.00	C	BMU	N	BSMT UNFINISHED	624		80.19	50,036	KITCHEN	A				
				FLOOR COVER	1	HARDWOOD	1.00	C	AGR	N	ATT GARAGE	624		47.70	29,767	BATHS	A				
				INT FINISH	1	PLASTER	1.00	+	WDK	N	WOOD DECK	566		50.45	28,555	HEAT/ELEC	A				
				HEATING/COOL	3	RADIANT	1.00	E	PTA	N	PATIO	176		19.44	3,421						
				FUEL SOURCE	2	GAS	1.00		GEN	O	GENERATOR	1		0.00							
																		EFF.YR/AGE	2009 / 14		
																		COND	12 12 %		
																		FUNC	0		
																		ECON	0		
																		DEPR	12	% GD	88
																		RCNLD	\$683,700		