

Key: 4923

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 5.144

LEGAL

CURRENT OWNER		PARCEL ID		LOCATION		
ALBERTS PHYSICAL THERAPY LLC 9 AUNT ABIGAILS WAY ORLEANS, MA 02653		138-47-4923		5 BAY STATE COURT		
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)	
ALBERTS PHYSICAL THERAPY		12/08/2010	QS	138,500	25067-319	
MAGAUAN RAYMOND G TRUST		06/04/2003	QS	112,000	17035-123	
LIMMAT PUBLICATIONS INC		06/01/1992	H	100	8045-329	

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
3430	100	CI CONDO				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
	03/15/2024	22	I & E					0 0
	03/07/2022	22	I & E					0 0
	02/16/2021	22	I & E					0 0
	02/21/2020	22	I & E					0 0
649	12/13/2010	7	ALTERATIONS	16,000	01/20/2011	JH	100	100

LAND

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

TOTAL	SF	ZONING	VB	FRNT	0	ASSESSED	CURRENT	PREVIOUS
						LAND	0	0
						BUILDING	173,500	170,300
						DETACHED	0	0
						OTHER	0	0
						TOTAL	173,500	170,300

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								01/14/2011



BLDG COMMENTS
MEDICAL OFFICE (3.85 COMMON%)

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	2/14/2008	JH
MODEL	11		CONDO CIM	LIST	2/14/2008	JH
STYLE	1	1.00	CIM CONDO [100%]	REVIEW	2/3/2011	ER
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	N/A [100%]			

YEAR BLT	1987	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ
NET AREA	933	DETAIL ADJ	1.100	COMPLEX	2	E BRWSTR (OFF)	0.97
\$NLA(RCN)	\$204	OVERALL	1.000	STYLE	2	E BRWSTR (OFF)	0.70
				VIEW/LOC	5	1ST FLOOR	1.60
				HVAC	9	WARM/CL AIR	1.00
				END/MIDDLE	1	END	1.00
CAPACITY		UNITS	ADJ				
STORIES		1	1.00				
% HEATED		100	1.00				
% AIR COND		100	1.01				
% SPRINKLERS		0	1.00				

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
	BAS	L	BASE AREA	933	1987	204.31	190,625

TOTAL RCN	190,625
CONDITION ELEM	CD
INTERIOR	G
EXTERIOR	A
OVERALL	A
EFF.YR/AGE	1994 / 29
COND	99%
FUNC	0
ECON	0
DEPR	9% GD 91
RCNLD	\$173,500