

Key: 4925

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 5.146

LEGAL

CURRENT OWNER						PARCEL ID			LOCATION			
SAMET REALTY LLC 1330 BOYLSTON STREET CHESTNUT HILL, MA 02467						138-47-4925			9 BAY STATE COURT			
TRANSFER HISTORY						DOS	T	SALE PRICE	BK-PG (Cert)			
SAMET REALTY LLC						06/04/2020	V	450,000	32960-314			
3 BAY STATE COURT LLC						02/15/2019	V	440,000	31838-159			
NORWELL BREWSTER LLC						01/19/2012	F	100	26013-71			

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	%
296	04/06/2018	7	ALTERATIONS	23,000	06/20/2019	TCK	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	111,300	109,400
						DETACHED	0	0
						OTHER	0	0
						<b>TOTAL</b>	<b>111,300</b>	<b>109,400</b>

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



PHOTO 10/28/2004

BLDG COMMENTS  
THEVENIN,LYNCH,BENENUE LLP

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	2/14/2008	JH
MODEL	11		CONDO CIM	LIST	2/14/2008	EST
STYLE	1	1.00	CIM CONDO [100%]	REVIEW	8/7/2019	EMZ
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	N/A [100%]			

INDING

YEAR BLT	1987	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	122,255
NET AREA	960	DETAIL ADJ	0.687	COMPLEX	2	E BRWSTR (OFF)	0.97		BAS	L	BASE AREA	960	1987	127.35	122,255		
\$NLA(RCN)	\$127	OVERALL	1.000	STYLE	2	E BRWSTR (OFF)	0.70										
CAPACITY				VIEW/LOC	6	2ND FLOOR	1.00										
STORIES	1		1.00	HVAC	9	WARM/CL AIR	1.00										
% HEATED	100		1.00	END/MIDDLE	1	END	1.00										
% AIR COND	100		1.01														
% SPRINKLERS	0		1.00														
EFF.YR/AGE 1994 / 29																	
COND 99%																	
FUNC 0																	
ECON 0																	
DEPR 9% GD 91																	
RCNLD \$111,300																	