

Key: 4978

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 5.197

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
ST AUBIN MATTHEW G & KIMBERLY P O BOX 164 BREWSTER, MA 02631				124-1-0				52 ANGLERS CARTWAY			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
ST AUBIN MATTHEW G & KIMB				06/22/2004	QS	180,000	(173435)				
NORRIS WILLIAM J LIFE ES				03/10/2003	H		(168470)				
NORRIS WILLIAM J LIFE ES				11/29/1974	XX	12,500	(63413)				

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	%
523	08/17/2020	7	ALTERATIONS	1,600	01/20/2021	NF	100	100
97	03/25/2009	2	ADD	15,000	04/27/2010	JH	100	100
27	01/27/2009	7	ALTERATIONS	20,000	03/30/2012	MR	100	100
743	10/17/2006	1	NEW CONSTRUCT	200,000	04/09/2009	JH	100	100

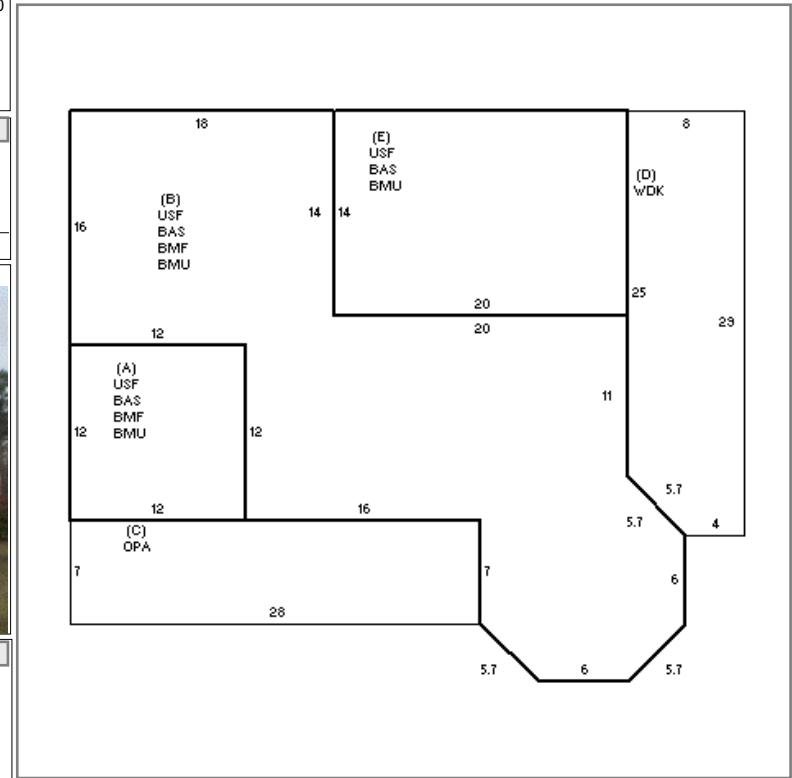
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE		
100	S	60,000	13	1.00	A	1.00	A	1.00	164,400	1.00	25	0.75 R03	1.00	227,510
300	A	5.323	13	1.00	A	1.00	A	1.00	12,000	1.00	A	1.00 R03	1.00	63,880

TOTAL	6.700 Acres				ZONING	RR	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 13				N O T E T=ACCESS	LAND		291,400	274,800		
St Ind	AVERAGE					BUILDING		691,900	661,000		
Infl	AVERAGE					DETACHED		0	0		
						OTHER		0	0		
							<b>TOTAL</b>	<b>983,300</b>	<b>935,800</b>		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS  
ACCESS VIA OLD OWL POND ROAD or NICKERSON PARK-OFF FLAX POND RD



BUILDING	CD	ADJ	DESC	MEASURE	4/27/2010	JH
MODEL	1		RESIDENTIAL	LIST	4/27/2010	JH
STYLE	5	1.05	COLONIAL [100%]	REVIEW	1/28/2021	MR
QUALITY	A+	1.20	AVG + [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	2006	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	2,412	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,206		68.47	82,572
\$NLA(RCN)	\$334	OVERALL	1.050	EXT COVER	1	WD SHINGLE	1.00	+	BMF	N	BSMT FINISH	926		44.86	41,537
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,206	2006	310.59	374,572
				ROOF COVER	1	ASPH/CMP SH	1.00	+	USF	L	UPPER STORY FIN	1,206	2006	212.74	256,563
				FLOOR COVER	2	SOFTWOOD	1.00	C	OPA	N	OPEN PORCH	196		63.00	12,348
				INT FINISH	2	DRYWALL	1.00	D	WDK	N	WOOD DECK	224		49.39	11,064
				HEATING/COOL	2	HOT WATER	1.00	F21	O		FPL 2S 1OP	1		12,790.30	12,790
				FUEL SOURCE	1	OIL	1.00								

TOTAL RCN	804,549	
CONDITION ELEM	CD	
EXTERIOR	A	
INTERIOR	A	
KITCHEN	A	
BATHS	A	
HEAT/ELEC	A	
EFF.YR/AGE	2006 / 17	
COND	14	14 %
FUNC	0	
ECON	0	
DEPR	14	% GD 86
RCNLD	\$691,900	