

Key: 5012

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 5.232

LEGAL

LAND

DETACHED


BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
WU MIAOCHEN TRUSTEE & WANG XIAODONG TRUSTEE 36 LEXINGTON DRIVE ACTON, MA 01720				137-67-0				20 DEER PATH CIRCLE			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
WU MIAOCHEN TRUSTEE & THE CAPE COD FIVE CENTS				05/24/2011	S	408,000	25467-145				
GUYON BRUCE K & MARCY LOU				02/10/2011	L	336,000	25250-260				
				11/12/1999	P	74,000	12661-015				

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 %
NP 531		14	CYCLICAL GRO		06/05/2019	NF	100 100
778R 625	09/12/2000	12	CYCLICAL NON	15,000	01/30/2007	JH	100 100
	12/30/1999	5	OTHER				100 100
	10/21/1999	1	NEW CONSTRUC	140,000	03/02/2000	LB	100 100
		1	NEW CONSTRUC	140,000			100 100

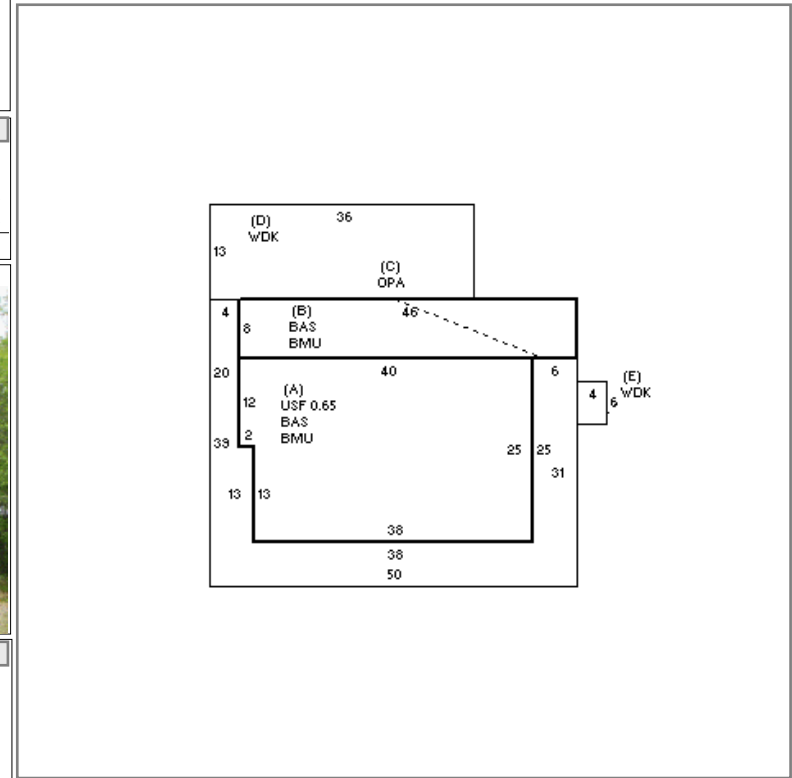
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	34,400	9	1.00	A	1.00	A	1.00	241,120	1.46	A	1.00	R05	1.10			278,410

TOTAL	34,400 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 9	NOTE SAND RIGHTS ON PROPERTY EXPUNGED 12/12/94	LAND		278,400	262,700		
St Ind	AVERAGE		BUILDING		675,600	645,800		
Infl	AVERAGE		DETACHED		0	0		
			OTHER		0	0		
		TOTAL		954,000	908,500			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	06/05/2019
									

BUILDING	CD	ADJ	DESC	MEASURE	6/5/2019	NF
MODEL	1		RESIDENTIAL	LIST	6/5/2019	EST
STYLE	4	1.02	CAPE [100%]	REVIEW	1/7/2020	MR
QUALITY	G	1.30	GOOD [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	2000	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	814,034
NET AREA	1,975	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,342		75.59	101,436		
\$NLA(RCN)	\$412	OVERALL	1.070	EXT COVER	2	CLAPBOARD	1.00	+	BAS	L	BASE AREA	1,342	2000	342.88	460,147		
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	633	2000	255.73	161,879		
				ROOF COVER	1	ASPH/CMP SH	1.00	C	OPA	N	OPEN PORCH	608		69.55	42,286		
				FLOOR COVER	1	HARDWOOD	1.00	+	WDK	N	WOOD DECK	492		54.53	26,827		
				INT FINISH	2	DRYWALL	1.00	MST	O		MAS/METAL STACK	1		6,992.60	6,993		
				HEATING/COOL	10	HOT/CL WATR	1.05										
				FUEL SOURCE	1	OIL	1.00										



CAPACITY	UNITS	ADJ	CONDITION ELEM	CD
STORIES	1.65	1.00	EXTERIOR	A
ROOMS	7	1.00	INTERIOR	A
BEDROOMS	3	1.00	KITCHEN	A
BATHROOMS	2	1.00	BATHS	A
FIXTURES	8	\$14,466	HEAT/ELEC	A
GARAGE SPACES	0	1.00		
% BSMT FIN	0	1.00		
# 1/2 BATHS	1	1.00		
# OF UNITS	0	1.00		

EFF. YR/AGE	2000 / 23
COND	17 17 %
FUNC	0
ECON	0
DEPR	17 % GD 83
RCNLD	\$675,600