

Key: 5035

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 5.260

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
SOULE PETER W & SHARLEEN P TRUSTEES SOULE FAMILY RT 103 VESPER POND DRIVE BREWSTER, MA 02631				137-29-0				103 VESPER POND DRIVE			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
SOULE PETER W & SHARLEEN				02/19/2008	F	100	22679-328				
SOULE SHARLEEN P				11/22/1991	A	100	7766-300				
SOULE PETER W & SHARLEEN				08/05/1971	XX	7,500	1522-203				

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	%
679	08/10/2018	7	ALTERATIONS	4,400	06/10/2019	NF	100	100
670	09/05/2017	77	SOLAR PANELS	48,500	07/03/2018	MR	100	100
710	09/18/2012	7	ALTERATIONS	23,000	02/04/2013	MR	100	100
603	08/21/2012	7	ALTERATIONS	14,000	02/04/2013	MR	100	100
533	07/23/2012	7	ALTERATIONS	16,831	02/04/2013	MR	100	100

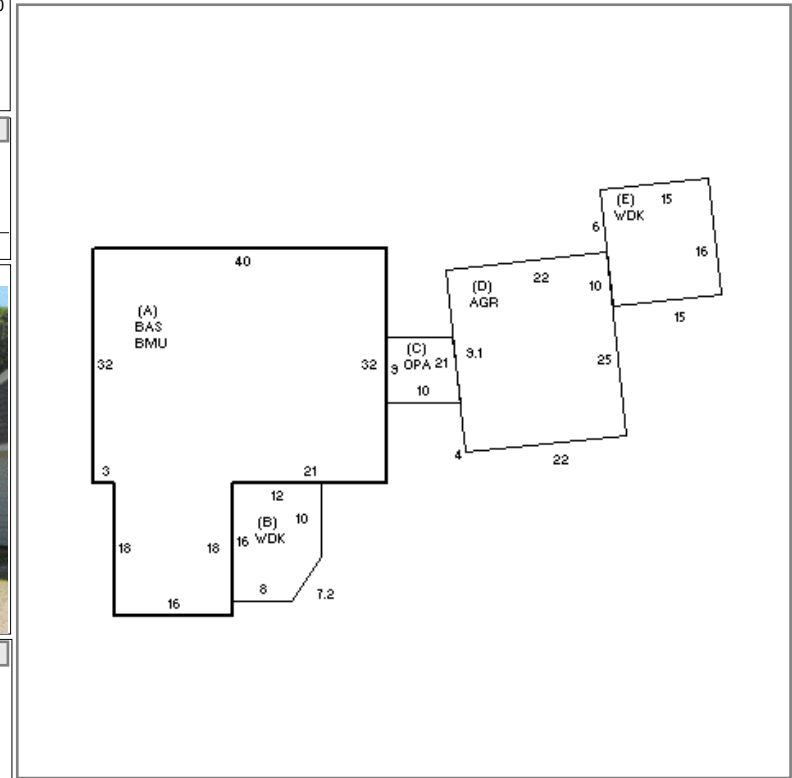
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE		
100	S	60,000	9	1.00	A	1.00	A	1.00	192,896	1.00	20	0.80 R05	1.10	266,950
300	A	1,623	9	1.00	A	1.00	A	1.00	13,200	1.00	A	1.00 R05	1.10	21,420

TOTAL	3.000 Acres	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 9	N O T E	T=POWER LINES			LAND	288,400	272,000
St Ind	AVERAGE		BUILDING	356,500	341,400			
Infl	AVERAGE		DETACHED	19,500	19,400			
			OTHER	0	0			
			<b>TOTAL</b>	<b>664,400</b>	<b>632,800</b>			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
CTA	A	1.00	90 0.10		1	36,296.90	3,600
IPV	A	1.00	30 0.70	18X36	648	32.47	14,700
SHF	A	1.00	30 0.70	8X10	80	22.01	1,200



**BLDG COMMENTS**  
2 SKYLIGHTS/ SOLAR HOT WATER Wind turbine constructed 2007, not taxable for 20 years. // 3 SOLAR HOT WATER PANELS ON HOUSE/ 21 SOLAR PANELS ON GARAGE, 24 GROUND MOUNT SOLAR



BUILDING	CD	ADJ	DESC	MEASURE	6/10/2019	NF
MODEL	1		RESIDENTIAL	LIST	6/10/2019	NF
STYLE	1	1.00	RANCH [100%]	REVIEW	1/7/2020	MR
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	1972	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	502,166															
NET AREA	1,568	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,568		50.52	79,220																	
\$NLA(RCN)	\$320	OVERALL	0.960	EXT COVER	1	WD SHINGLE	1.00	A	BAS	L	BASE AREA	1,568	1972	231.91	363,631																	
				ROOF SHAPE	1	GABLE	1.00	+	WDK	N	WOOD DECK	420		37.63	15,805																	
				ROOF COVER	1	ASPH/CMP SH	1.00	C	OPA	N	OPEN PORCH	86		48.00	4,128																	
				FLOOR COVER	1	HARDWOOD	1.00	D	AGR	N	ATT GARAGE	550		37.24	20,482																	
				INT FINISH	2	DRYWALL	1.00	F12	O	FPL 1S 2OP	1			9,094.10	9,094																	
				HEATING/COOL	14	ELECT BB+AC	1.01	ODS	O	OUTDOOR SHOWER	1			2,318.40	2,318																	
				FUEL SOURCE	3	ELECTRIC	0.95																									
				<table border="1"> <thead> <tr> <th>CONDITION ELEM</th> <th>CD</th> </tr> </thead> <tbody> <tr> <td>EXTERIOR</td> <td>G</td> </tr> <tr> <td>INTERIOR</td> <td>A</td> </tr> <tr> <td>KITCHEN</td> <td>A</td> </tr> <tr> <td>BATHS</td> <td>A</td> </tr> <tr> <td>HEAT/ELEC</td> <td>A</td> </tr> </tbody> </table>														CONDITION ELEM	CD	EXTERIOR	G	INTERIOR	A	KITCHEN	A	BATHS	A	HEAT/ELEC	A			
CONDITION ELEM	CD																															
EXTERIOR	G																															
INTERIOR	A																															
KITCHEN	A																															
BATHS	A																															
HEAT/ELEC	A																															
				<table border="1"> <thead> <tr> <th>EFF.YR/AGE</th> <td colspan="2">1975 / 48</td> </tr> </thead> <tbody> <tr> <td>COND</td> <td>29</td> <td>29 %</td> </tr> <tr> <td>FUNC</td> <td>0</td> <td></td> </tr> <tr> <td>ECON</td> <td>0</td> <td></td> </tr> <tr> <td>DEPR</td> <td>29</td> <td>% GD 71</td> </tr> </tbody> </table>														EFF.YR/AGE	1975 / 48		COND	29	29 %	FUNC	0		ECON	0		DEPR	29	% GD 71
EFF.YR/AGE	1975 / 48																															
COND	29	29 %																														
FUNC	0																															
ECON	0																															
DEPR	29	% GD 71																														
				<table border="1"> <thead> <tr> <th>RCNLD</th> <td>\$356,500</td> </tr> </thead> </table>														RCNLD	\$356,500													
RCNLD	\$356,500																															