

Key: 5084

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 5.309

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
MANASAS ANNE MARIE C/O PELLEGRINO KAREN A 56 OAK LANE BREWSTER, MA 02631				125-11-0				56 OAK LANE			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
PELLEGRINO KAREN A				03/19/2024	QS	741,000	36269-135				
MANASAS ANNE MARIE				10/22/1998	A		4387-128				
MANASAS JAY & ANNE MARIE				01/16/1985	XX		4387-128				


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	%
132	02/20/2013	7	ALTERATIONS	3,600	08/07/2014	RJM	100	100
NP		12	CYCLICAL NON		02/13/2007	JH	100	100
68	03/25/1991	2	ADD	4,800	03/01/1992		100	100

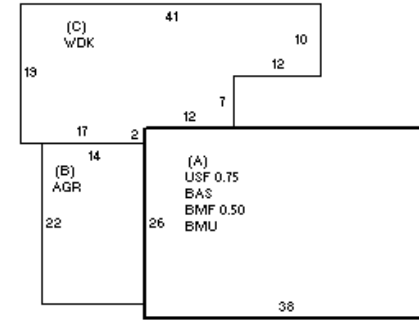
LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	15,120	9	1.00	9-A	1.00	A	1.00				233,900

TOTAL	15,120 SF	ZONING	RR	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 9	NOTE				LAND	233,900	220,700
St Ind	ROBINWOOD		BUILDING	393,800	377,000			
Infl	AVERAGE		DETACHED	0	0			
			OTHER	0	0			
						<b>TOTAL</b>	<b>627,700</b>	<b>597,700</b>

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	05/17/2019
									



BUILDING	CD	ADJ	DESC	MEASURE	5/17/2019	NF
MODEL	1		RESIDENTIAL	LIST	6/12/2019	NF
STYLE	4	1.02	CAPE [100%]	REVIEW	1/7/2020	MR
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS		
BMF= FM RM/REC RM		

BUILDING

YEAR BLT	1978	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	546,934		
NET AREA	1,729	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	988		60.18	59,458	CONDITION ELEM	CD		
\$NLA(RCN)	\$316	OVERALL	1.020	EXT COVER	1	WD SHINGLE	1.00	A	BMF	N	BSMT FINISH	494		41.14	20,324	EXTERIOR	A		
				ROOF SHAPE	1	GABLE	1.00	A	BAS	L	BASE AREA	988	1978	271.54	268,286	INTERIOR	A		
				ROOF COVER	1	ASPH/CMP SH	1.00	A	USF	L	UPPER STORY FIN	741	1978	187.52	138,956	KITCHEN	A		
				FLOOR COVER	2	SOFTWOOD	1.00	B	AGR	N	ATT GARAGE	308		43.08	13,269	BATHS	A		
				INT FINISH	2	DRYWALL	1.00	C	WDK	N	WOOD DECK	647		39.98	25,869	HEAT/ELEC	A		
				HEATING/COOL	2	HOT WATER	1.00	F21	O	FPL 2S 1OP	1		10,354.00	10,354					
				FUEL SOURCE	1	OIL	1.00	ODS	O	OUTDOOR SHOWER	1		2,463.30	2,463					
																		EFF.YR/AGE	1978 / 45
																		COND	28 28 %
																		FUNC	0
																		ECON	0
																		DEPR	28 % GD 72
																		RCNLD	\$393,800