

Key: 509

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 525

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CURRENT OWNER										PARCEL ID				LOCATION								
LANGEVIN ERIC T & NANCY A 89 STILES ROAD BOYLSTON, MA 01505										68-81-0				9 GOULD DRIVE								
										TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
										LANGEVIN ERIC T & NANCY A				06/30/2014	QS	765,000	(203795)	ROLLINS KENNETH B & LINCOLN TRUST COMPANY				10/03/2003
				07/13/2001	QS	330,000	(162145)															
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE										
100	S	8,250	5	1.00	A	1.00	A	1.00	767,200	4.78	A	1.00	BAV	3.50								695,130

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	%
579		14	CYCLICAL GRO		11/02/2020	NF	100	100
207	10/03/2005	7	ALTERATIONS	65,000			100	100
	04/12/2002	2	ADD	6,500	05/19/2003	TN	100	100

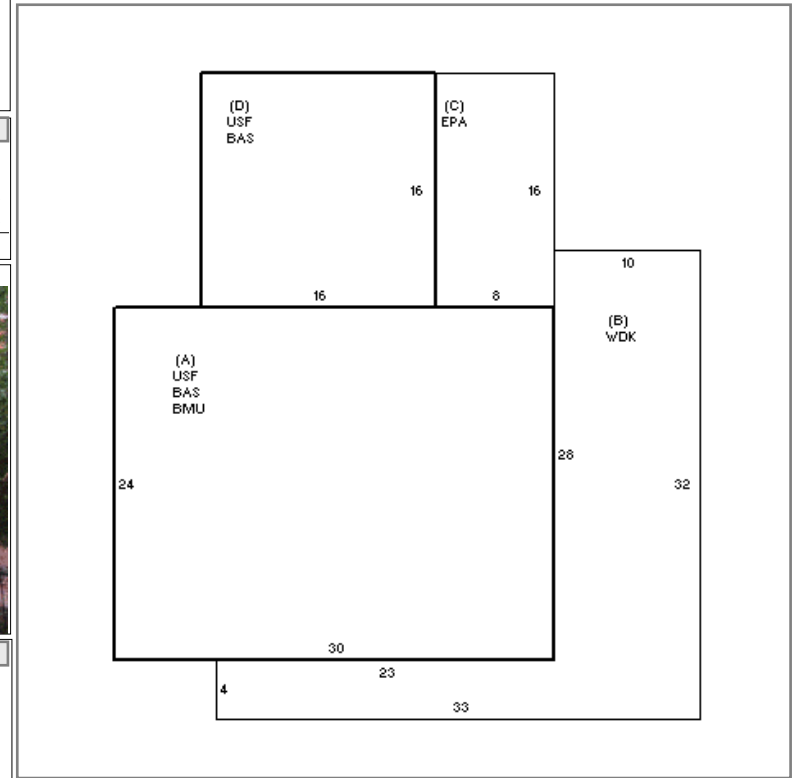
TOTAL	8,250 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 5	NOTE				LAND	695,100	655,800
St Ind	AVERAGE		BUILDING	599,000	565,900			
Infl	AVERAGE		DETACHED	0	0			
			OTHER	0	0			
				TOTAL			1,294,100	1,221,700

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	11/2/2020	NF
MODEL	1		RESIDENTIAL	LIST	9/26/2007	JH
STYLE	5	1.05	COLONIAL [100%]	REVIEW	1/4/2021	MR
QUALITY	A+	1.20	AVG + [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS
EXTRA SINK



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BLDG COMMENTS
EXTRA SINK

YEAR BLT	1965	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	696,551	
NET AREA	1,952	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	720		80.75	58,137	CONDITION ELEM	CD	
\$NLA(RCN)	\$357	OVERALL	1.080	EXT COVER	1	WD SHINGLE	1.00	+	USF	L	UPPER STORY FIN	976	1965	235.84	230,176	EXTERIOR	V	
						ROOF SHAPE	1.00	B	WDK	N	WOOD DECK	412		50.80	20,930	INTERIOR	V	
						ROOF COVER	1.00	C	EPA	N	ENCLOSED PORCH	128		104.33	13,354	KITCHEN	V	
						FLOOR COVER	1.00	+	BAS	L	BASE AREA	976	1965	345.02	336,741	BATHS	V	
						INT FINISH	1.00		BMG	O	BSMT GARAGE	1		5,763.30	5,763	HEAT/ELEC	V	
						HEATING/COOL	1.03		F21	O	FPL 2S 1OP	1		13,155.70	13,156			
						FUEL SOURCE	1.00		ODS	O	OUTDOOR SHOWER	1		3,129.80	3,130			
																EFF.YR/AGE	2005 / 18	
																COND	14 14 %	
																FUNC	0	
																ECON	0	
																DEPR	14 % GD 86	
																RCNLD	\$599,000	