

Key: 5125

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 5.350

LEG
AL
LAND

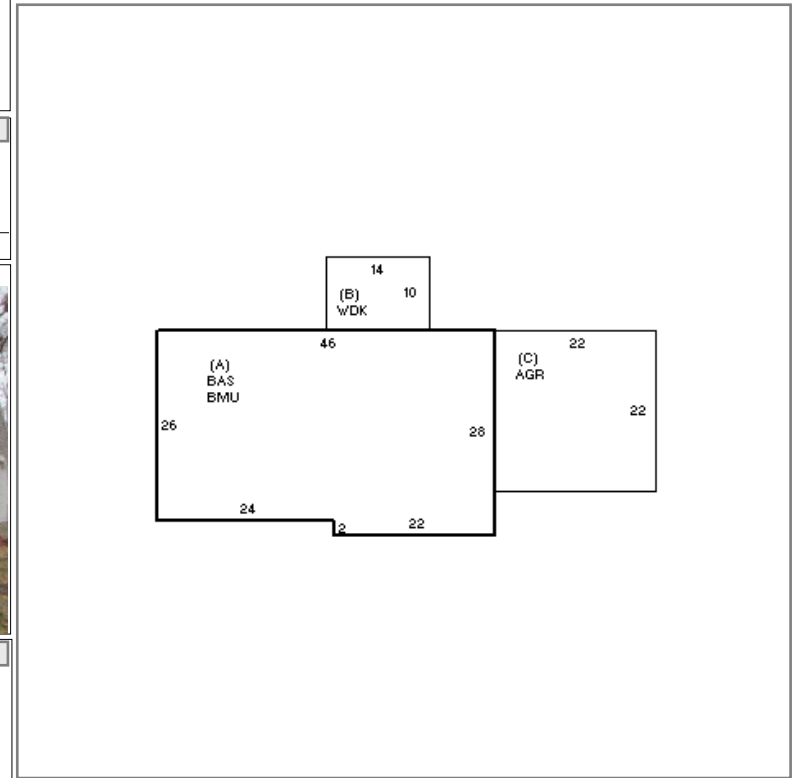
CURRENT OWNER				PARCEL ID				LOCATION			
BARNARD GRAHAM & HARRIS MELISSA 49 CLIFF POND ROAD BREWSTER, MA 02631				98-34-0				49 CLIFF POND ROAD			
				TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)		
		BARNARD GRAHAM & TAYLOR ROBERT F & RUTH H		04/30/2012	QS	339,900	(196961)				
				04/11/1985	XX		(100954)				

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	%
29	01/12/2016	7	ALTERATIONS	1,500	02/28/2017	NF	100	100
430	06/12/2015	7	ALTERATIONS	1,400	04/20/2016	WFF	100	100
		12	CYCLICAL NON		05/02/2013	SF	100	100
216	05/20/1996	2	ADD	950	06/07/1999	JB	100	100

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	15,271	13	1.00	13G	1.00	A	1.00			252,080	244,740

TOTAL	15,271 SF	ZONING	RL	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 13	NOTE				LAND	244,700	230,900
St Ind	CLIFF POND		BUILDING	336,800	318,100			
Infl	AVERAGE		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	581,500	549,000

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	11/20/2020	REF
MODEL	1		RESIDENTIAL	LIST	11/20/2020	REF
STYLE	1	1.00	RANCH [100%]	REVIEW	2/4/2021	MR
QUALITY	+	1.10	PLUS AVE [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	1985	SIZE ADJ	1.000
NET AREA	1,240	DETAIL ADJ	1.000
\$NLA(RCN)	\$348	OVERALL	0.950

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR & WALL	1.00
EXT COVER	1	WD SHINGLE	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/CMP SH	1.00
FLOOR COVER	1	HARDWOOD	1.00
INT FINISH	2	DRYWALL	1.00
HEATING/COOL	5	ELECTRIC BB	1.00
FUEL SOURCE	3	ELECTRIC	0.95

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	431,749
A	BMU	N	BSMT UNFINISHED	1,240		56.78	70,412		
A	BAS	L	BASE AREA	1,240	1985	257.59	319,415		
B	WDK	N	WOOD DECK	140		40.96	5,735		
C	AGR	N	ATT GARAGE	484		41.44	20,056		
	F11	O	FPL 1S 10P	1		7,980.70	7,981		

DETACHED

BUILDING

CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	G
KITCHEN	A
BATHS	A
HEAT/ELEC	A

EFF.YR/AGE	1989 / 34
COND	22 22 %
FUNC	0
ECON	0
DEPR	22 % GD 78
RCNLD	\$336,800