Key: 5324

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 5,542

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
HARWOOD DAVID K & NANCY P 43 BARONS WAY BREWSTER, MA 02631	97-54-0	43 BARONS WAY

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
HARWOOD DAVID K & NANCY P	05/16/1973	XX		1860-40

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	%
		12	CYCLICAL NON		02/22/2013	MR	100	100
620	12/06/2010	2	ADD	25,000	03/08/2012	MR	100	100
314	09/25/1990	5	OTHER	3,440			100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	16,170	13 1.00	13L 1.00	A 1.00	219,200	2.64	A 1.00	R02 1.00			214,910

TOTAL	16,170 SF	ZONING	RM	FRNT	0

Nbhd	NBHD 13
St Ind	COMMONS
Infl	AVERAGE

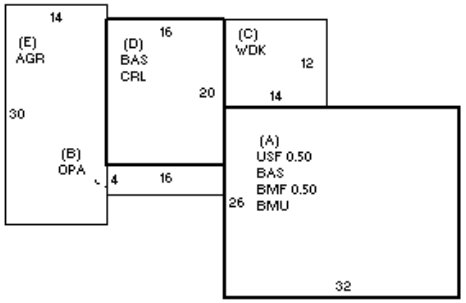
NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	214,900	202,800
BUILDING	347,600	328,300
DETACHED	1,300	1,300
OTHER	0	0
TOTAL	**563,800**	**532,400**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	G 1.20	50 0.50	8X12		96	26.41	1,300

PHOTO 11/11/2020



BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.02	CAPE [100%]
QUALITY	A	1.00	AVG [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	11/11/2020	TCK
LIST	2/22/2013	MR
REVIEW	12/23/2020	MR

BLDG COMMENTS

INFO @ DOOR 11/10/20

YEAR BLT	1973	SIZE ADJ	1.000
NET AREA	1,568	DETAIL ADJ	1.000
$NLA(RCN)	$308	OVERALL	0.970

CAPACITY	UNITS	ADJ
STORIES	1.5	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	6	$7,566
GARAGE SPACES	0	1.00
% BSMT FIN	50	1.00
# 1/2 BATHS	0	1.00
# OF UNITS	1	1.00

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	2	SOFTWOOD	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
A	BMU	N	BSMT UNFINISHED	832		57.23	47,615
A	BMF	N	BSMT FINISH	416		39.12	16,276
+	BAS	L	BASE AREA	1,152	1973	246.28	283,712
A	USF	L	UPPER STORY FIN	416	1973	180.15	74,943
B	OPA	N	OPEN PORCH	64		48.50	3,104
C	WDK	N	WOOD DECK	168		38.03	6,388
D	CRL	N	BSMT CRAWL	320		29.45	9,426
E	AGR	N	ATT GARAGE	420		39.30	16,506
	F11	O	FPL 1S 1OP	1		7,407.90	7,408
	F21	O	FPL 2S 1OP	1		9,846.50	9,847

TOTAL RCN	482,790

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

EFF.YR/AGE	1977 / 46		
COND	28	28 %	
FUNC	0		
ECON	0		
DEPR	28	% GD	72
RCNLD			$347,600