

Key: 5345

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 5.563

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION				
TRUDEAU ERIC J & KATHLEEN A 184 BARONS WAY BREWSTER, MA 02631				96-54-0				184 BARONS WAY				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
TRUDEAU ERIC J & KATHLEEN				01/03/2017	QS	390,000	30209-264					
TYLDESLEY MARCI				02/14/2012	QS	360,000	26081-50					
DWYER MAX & SCHEIBEL KRIS				01/28/2005	QS	382,450	19479-129					
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	19,845	13	1.00	13L	1.00	A	1.00				222,410

TOTAL	19,863 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 13	NOTE				LAND	222,400	209,800
St Ind	COMMONS		BUILDING	452,700	427,500			
Infl	AVERAGE		DETACHED	2,200	2,100			
			OTHER	0	0			
						TOTAL	677,300	639,400

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	G	1.20	30 0.70	12 X 10	120	25.67	2,200



BLDG COMMENTS
 BMF=FAM RM
 INFO @ DOOR 11/12/20

BUILDING	CD	ADJ	DESC	MEASURE	11/12/2020	TCK
MODEL	1		RESIDENTIAL	LIST	6/12/2013	SF
STYLE	4	1.02	CAPE [100%]	REVIEW	3/30/2023	EMZ
QUALITY	A+	1.20	AVG + [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	1973	SIZE ADJ	1.000
NET AREA	1,732	DETAIL ADJ	1.000
\$NLA(RCN)	\$373	OVERALL	1.020
CAPACITY		UNITS	ADJ
STORIES		1.5	1.00
ROOMS		7	1.00
BEDROOMS		4	1.00
BATHROOMS		2	1.00
FIXTURES		6	\$9,547
GARAGE SPACES		0	1.00
% BSMT FIN		0	1.00
# 1/2 BATHS		0	1.00
# OF UNITS		1	1.00

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,124		69.11	77,680
EXT COVER	1	WD SHINGLE	1.00	+	USF	L	UPPER STORY FIN	572	1973	227.33	130,030
ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,160	1973	310.77	360,490
ROOF COVER	1	ASPH/CMP SH	1.00	C	WDK	N	WOOD DECK	408		47.98	19,577
FLOOR COVER	1	HARDWOOD	1.00	E	BMF	N	BSMT FINISH	676		46.01	31,106
INT FINISH	2	DRYWALL	1.00	F	PTA	N	PATIO	150		19.46	2,919
HEATING/COOL	2	HOT WATER	1.00	F21	O	FPL	2S 1OP	1		12,424.80	12,425
FUEL SOURCE	1	OIL	1.00	ODS	O	OUTDOOR	SHOWER	1		2,956.00	2,956

TOTAL RCN	646,730
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT/ELEC	A
EFF.YR/AGE	1973 / 50
COND	30 30 %
FUNC	0
ECON	0
DEPR	30 % GD 70
RCNLD	\$452,700

