

Key: 5378

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 5.596

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
DEWITT SHAYNE E & SHANNON C 161 COMMONS WAY BREWSTER, MA 02631				97-105-0				161 COMMONS WAY			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
DEWITT SHAYNE E & SHANNON				05/01/2012	QS	355,000	26298-311				
DENNISON NATHAN A & KRIST				09/15/2006	A	1	21354-036				
DENNISON NATHAN A & KRISTI				09/28/2005	A	1	20305-204				

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	%
925	10/22/2019	7	ALTERATIONS	2,500	07/07/2020	TCK	100	100
NP		12	CYCLICAL NON		01/06/2011	JH	100	100
284	06/16/2010	7	ALTERATIONS	10,000	01/06/2011	JH	100	100
251	06/01/2010	7	ALTERATIONS	3,600	01/06/2011	JH	100	100
		12	CYCLICAL NON		10/16/2003	TG	100	100

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	18,100	13	1.00	13L	1.00	A	1.00	175,360	2.40	A	1.00	R07	0.80			175,100

TOTAL	18,100 SF	ZONING	RL	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 13	NOTE	LAND	175,100	165,200			
St Ind	COMMONS		BUILDING	386,200	369,900			
Infl	AVERAGE		DETACHED	1,000	1,000			
			OTHER	0	0			
			<b>TOTAL</b>	<b>562,300</b>	<b>536,100</b>			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	50 0.50		80	22.01	900
PH1	-	0.90	50 0.50 4X6	2010	24	9.36	100



BUILDING	CD	ADJ	DESC	MEASURE	1/6/2011	JH
MODEL	1		RESIDENTIAL	LIST	1/6/2011	EST
STYLE	5	1.05	COLONIAL [100%]	REVIEW	10/20/2020	EMZ
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

(B) WDK 20

12

(A) USF  
BAS  
BMF 0.50  
BMU

24

38

YEAR BLT	1978	SIZE ADJ	1.000
NET AREA	1,824	DETAIL ADJ	1.000
\$NLA(RCN)	\$294	OVERALL	1.050
CAPACITY		UNITS	ADJ
STORIES	2	1.00	
ROOMS	7	1.00	
BEDROOMS	5	1.00	
BATHROOMS	2	1.00	
FIXTURES	8	\$10,920	
GARAGE SPACES	0	1.00	
% BSMT FIN	0	1.00	
# 1/2 BATHS	1	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	A	BMU	N	BSMT UNFINISHED	912		61.95	56,498
EXT COVER	1	WD SHINGLE	1.00	A	BMF	N	BSMT FINISH	456		42.35	19,313
ROOF SHAPE	1	GABLE	1.00	A	BAS	L	BASE AREA	912	1978	279.53	254,933
ROOF COVER	1	ASPH/CMP SH	1.00	A	USF	L	UPPER STORY FIN	912	1978	191.07	174,256
FLOOR COVER	1	HARDWOOD	1.00	B	WDK	N	WOOD DECK	240		41.16	9,878
INT FINISH	2	DRYWALL	1.00		F21	O	FPL 2S 1OP	1		10,658.60	10,659
HEATING/COOL	2	HOT WATER	1.00								
FUEL SOURCE	1	OIL	1.00								

TOTAL RCN	536,457
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT/ELEC	A
EFF.YR/AGE	1978 / 45
COND	28 28 %
FUNC	0
ECON	0
DEPR	28 % GD 72
RCNLD	\$386,200