

Key: 5411

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 5.630

LEGALS

CURRENT OWNER			PARCEL ID				LOCATION				
BROWN JAMES M 191 BEACH PLUM LANE BREWSTER, MA 02631			96-70-0				191 BEACH PLUM LANE				
			TRANSFER HISTORY			DOS	T	SALE PRICE		BK-PG (Cert)	
			BROWN JAMES M			12/14/2020	J	100 33573-322			
MACDONALD DIANNA L TRUST			05/30/2008	F	1 22945-260						
BROWN DONALD J & JAMES M			08/31/2005	A	20220-140						

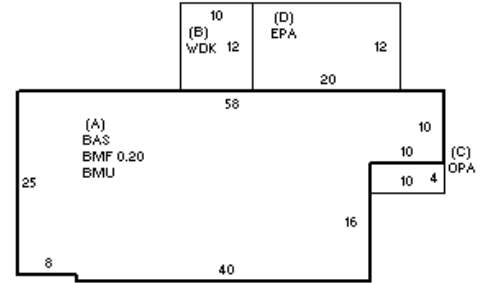
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
NP	04/06/2013	7	ALTERATIONS		05/22/2018	NF	100	100
516	09/19/2011	12	CYCLICAL NON		02/21/2013	MR	100	100
		7	ALTERATIONS	7,000	03/08/2012	MR	100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	17,840	13 1.00	A 1.00	A 1.00	219,200	2.43	A 1.00	R02	1.00		218,260
TOTAL	17,840 SF		ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS			
Nbhd	NBHD 13		NOTE	LAND	218,300		205,900					
St Ind	AVERAGE			BUILDING	337,300		322,900					
Infl	AVERAGE			DETACHED	0		0					
				OTHER	0		0					
				TOTAL	555,600		528,800					

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	10/14/2020	TCK
MODEL	1		RESIDENTIAL	LIST	4/6/2013	MR
STYLE	1	1.00	RANCH [100%]	REVIEW	10/20/2020	EMZ
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1974	SIZE ADJ	1.000
NET AREA	1,340	DETAIL ADJ	1.000
\$NLA(RCN)	\$340	OVERALL	1.000
CAPACITY		UNITS	ADJ
STORIES	1	1.00	
ROOMS	5	1.00	
BEDROOMS	2	1.00	
BATHROOMS	2	1.00	
FIXTURES	6	\$7,800	
GARAGE SPACES	0	1.00	
% BSMT FIN	20	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	A	BMU	N	BSMT UNFINISHED	1,340		54.34	72,814
EXT COVER	1	WD SHINGLE	1.00	A	BMF	N	BSMT FINISH	268		40.34	10,810
ROOF SHAPE	1	GABLE	1.00	A	BAS	L	BASE AREA	1,340	1974	246.50	330,310
ROOF COVER	1	ASPH/CMP SH	1.00	B	WDK	N	WOOD DECK	120		39.20	4,704
FLOOR COVER	3	W/W CARPET	1.00	C	OPA	N	OPEN PORCH	40		50.00	2,000
INT FINISH	2	DRYWALL	1.00	D	EPA	N	ENCLOSED PORCH	240		72.45	17,388
HEATING/COOL	2	HOT WATER	1.00	F11	O	FPL 1S 1OP		1		7,637.00	7,637
FUEL SOURCE	1	OIL	1.00	ODS	O	OUTDOOR SHOWER		1		2,415.00	2,415

TOTAL RCN	455.878	
CONDITION ELEM	CD	
EXTERIOR	A	
INTERIOR	G	
KITCHEN	G	
BATHS	A	
HEAT/ELEC	A	
EFF.YR/AGE	1981 / 42	
COND	26 26 %	
FUNC	0	
ECON	0	
DEPR	26 % GD	74
RCNLD	\$337,300	