

Key: 5418

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 5.637

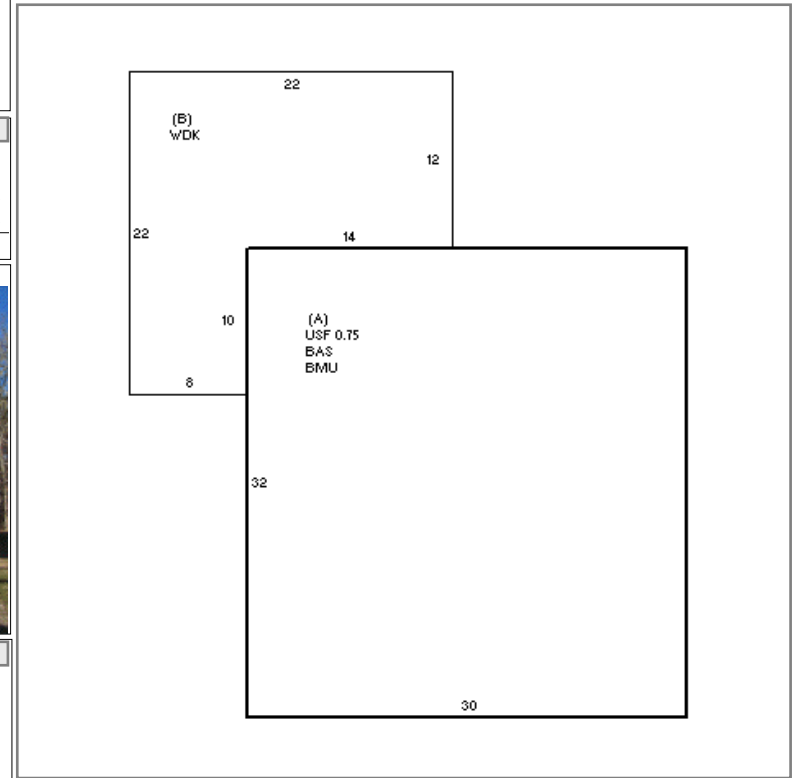
LEGALS AND

CURRENT OWNER				PARCEL ID				LOCATION				
BROOKS PATRICIA A 159 OLD CHATHAM ROAD BREWSTER, MA 02631				86-16-0				159 OLD CHATHAM ROAD				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
BROOKS PATRICIA A				12/07/2007	QS	400,000	22521-327					
CARROLL BRIAN & LOIS				12/10/2004	F	1	19333-303					
CARROLL BRIAN C & LOIS L				03/28/2003	QS	349,000	16646-77					
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	15,650	13	1.00	A	1.00	A	1.00				213,700

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	%
684	10/09/2020	7	ALTERATIONS	10,000	01/26/2021	TCK	100	100
123	03/26/2004	12	CYCLICAL NON		05/31/2013	SF	100	100
319	08/07/1992	2	ADD	1,000	04/27/2005	JB	100	100
311	10/28/1991	5	OTHER	2,200			100	100
		5	OTHER				100	100

LEGALS AND

TOTAL	15,650 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 13	NOTE				LAND	213,700	201,600
St Ind	AVERAGE		BUILDING	370,900	350,200			
Infl	AVERAGE		DETACHED	8,800	8,700			
			OTHER	0	0			
						TOTAL	593,400	560,500



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
LBN	A	1.00	20 0.80 20X24		480	18.30	7,000
OPA	A	1.00	20 0.80 ATT LBN 5X12		60	17.75	900
DDK	A	1.00	20 0.80 ATT LBN 5X18		90	12.50	900

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	1/26/2021	TCK
MODEL	1		RESIDENTIAL	LIST	1/26/2021	EST
STYLE	4	1.02	CAPE [100%]	REVIEW	2/2/2021	MR
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS
INFO @ DOOR 1/26/2021

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YEAR BLT	1985	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	488,002
NET AREA	1,680	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	960		60.18	57,773		
\$NLA(RCN)	\$290	OVERALL	1.020	EXT COVER	1	WD SHINGLE	1.00	A	BAS	L	BASE AREA	960	1985	271.54	260,682		
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	720	1985	187.53	135,018		
				ROOF COVER	1	ASPH/CMP SH	1.00	B	WDK	N	WOOD DECK	344		39.98	13,755		
				FLOOR COVER	3	W/W CARPET	1.00		F21	O	FPL 2S 1OP	1		10,354.00	10,354		
				INT FINISH	2	DRYWALL	1.00		ODS	O	OUTDOOR SHOWER	1		2,463.30	2,463		
				HEATING/COOL	2	HOT WATER	1.00										
				FUEL SOURCE	1	OIL	1.00										
																CONDITION ELEM	CD
																EXTERIOR	A
																INTERIOR	A
																KITCHEN	A
																BATHS	A
																HEAT/ELEC	A
																EFF.YR/AGE	1985 / 38
																COND	24 24 %
																FUNC	0
																ECON	0
																DEPR	24 % GD 76
																RCNLD	\$370,900