Key: 5426

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 5,643

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
DELGIZZI CAROLYN C & DAVID J 3 BITTERSWEET LANE WESTON, MA 02493	86-52-0	32 CAROL ANN DRIVE

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
DELGIZZI CAROLYN C & DAVI	09/28/2020	L	275,000	33302-250
FEDERAL NATIONAL MORTGAGE	02/10/2020	L	230,000	32679-72
HENDERSON ROBERT L	06/20/1975	XX	31,900	2198-328

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	%
	09/28/2020	15	SALE REVIEW	275,000	03/11/2021	JMG	100	100
		12	CYCLICAL NON		04/18/2013	SF	100	100
565	09/20/2002	7	ALTERATIONS	2,900			100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	15,000	13 1.00	A 1.00	A 1.00	219,200	2.82	A 1.00	R03 1.00			212,500

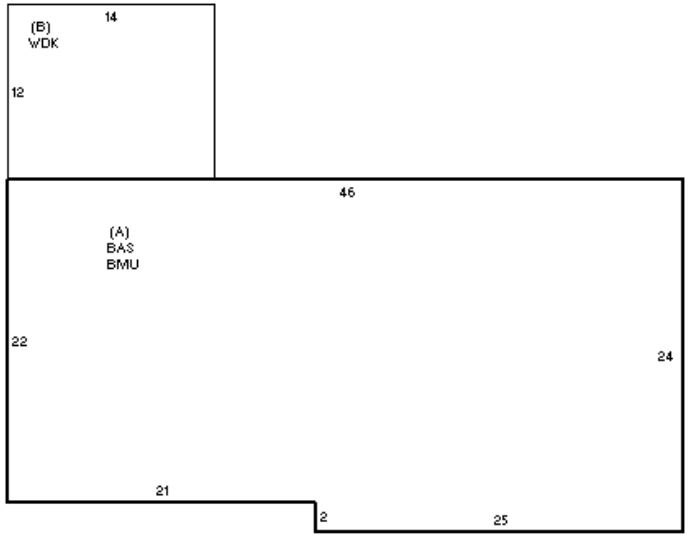
TOTAL	15,000 SF	ZONING	RM	FRNT	0
Nbhd	NBHD 13	NOTE			
St Ind	AVERAGE				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	212,500	200,500
BUILDING	229,200	219,900
DETACHED	0	0
OTHER	0	0
TOTAL	**441,700**	**420,400**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 02/08/2021



BLDG COMMENTS

BUILDING

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

MEASURE	2/8/2021	TCK
LIST	2/8/2021	EST
REVIEW	3/11/2021	MR

YEAR BLT	1974	SIZE ADJ	1.000
NET AREA	1,062	DETAIL ADJ	1.000
$NLA(RCN)	$337	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
BATHROOMS	1	1.00
FIXTURES	5	$6,500
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
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	3	W/W CARPET	1.00
INT FINISH	2	DRYWALL	1.00
HEATING/COOL	1	FORCED AIR	1.00
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	1,062		56.46	59,964
A	BAS	L	BASE AREA	1,062	1974	261.29	277,490
B	WDK	N	WOOD DECK	168		39.20	6,586
	F11	O	FPL 1S 1OP	1		7,637.00	7,637

TOTAL RCN 358,177

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

EFF.YR/AGE 1961 / 62

COND	36	36 %	
FUNC	0		
ECON	0		
DEPR	36	% GD	64

RCNLD $229,200