Key: 5470

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 5,687

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
DAFFINEE RICHARD W JR & KARIN 598 MILLSTONE ROAD BREWSTER, MA 02631	98-76-0	598 MILLSTONE ROAD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
DAFFINEE RICHARD W JR & K	08/10/1992	QS	95,000	8150-248

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	%
359	04/15/2021	7	ALTERATIONS	4,000	04/20/2022	TCK	100	100
		12	CYCLICAL NON		06/04/2013	SF	100	100
812	10/23/2012	7	ALTERATIONS	10,000	02/11/2013	MR	100	100
207	04/17/1997	5	OTHER	100	06/07/1999	JB	100	100
493	09/30/1996	2	ADD	15,000	06/07/1999	JB	100	100

LAND

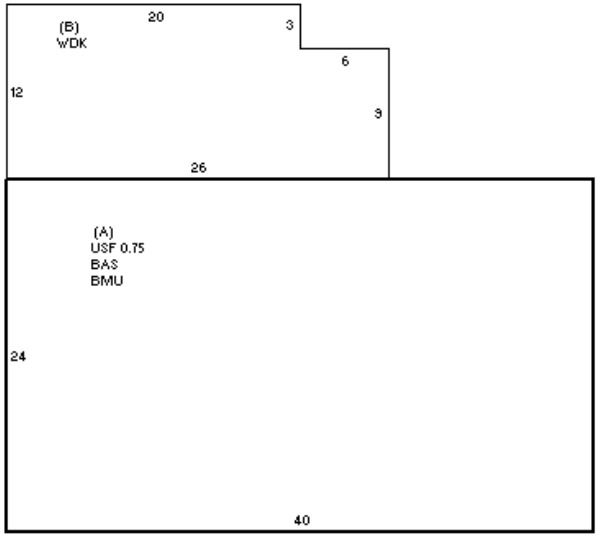
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	16,430	13 1.00	A 1.00	A 1.00	197,280	2.61	A 1.00	RM2 0.90			193,970

TOTAL	16,430 SF	ZONING	RL	FRNT	0

Nbhd	NBHD 13
St Ind	AVERAGE
Infl	AVERAGE

NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	194,000	183,000
BUILDING	356,700	341,400
DETACHED	2,500	2,500
OTHER	0	0
TOTAL	**553,200**	**526,900**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	50 0.50	16X16		256	19.84	2,500

PHOTO 04/20/2022

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.02	CAPE [100%]
QUALITY	A	1.00	AVG [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	1/7/2021	TCK
LIST	1/7/2021	EST
REVIEW	4/29/2022	MR

YEAR BLT	1973	SIZE ADJ	1.000
NET AREA	1,680	DETAIL ADJ	1.000
$NLA(RCN)	$283	OVERALL	1.020

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	6	1.00
BEDROOMS	4	1.00
BATHROOMS	2	1.00
FIXTURES	6	$7,956
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
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	1	HARDWOOD	1.00
INT FINISH	2	DRYWALL	1.00
HEATING/COOL	2	HOT WATER	1.00
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	960		60.18	57,773
A	BAS	L	BASE AREA	960	1973	271.54	260,682
A	USF	L	UPPER STORY FIN	720	1998	187.53	135,018
B	WDK	N	WOOD DECK	294		39.98	11,756
	ODS	O	OUTDOOR SHOWER	1		2,463.30	2,463

TOTAL RCN 475,648

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

EFF.YR/AGE 1984 / 39

COND	25	25 %	
FUNC	0		
ECON	0		
DEPR	25	% GD	75

RCNLD $356,700