

Key: 5490

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 5.707

LEGALS

CURRENT OWNER		PARCEL ID		LOCATION	
MACKENZIE GEOFFREY A & ANDREA S 125 MAIN STREET UNIT 3 DENNISPORT, MA 02639		64-24-0		82 CAPTAIN PERRY ROAD	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
MACKENZIE GEOFFREY A & AN		10/14/2022	H	560,000	35424-26
BROWN ROBERT A TRUSTEE		10/14/2022	H		35424-23
MAY HAROLD A & PHYLLIS		01/12/1962	XX		1142-549

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 %
23-1296	03/04/2024	7	ALTERATIONS	200,000	05/31/2024	TCK	0 10
23-50	01/18/2023	77	SOLAR PANELS	46,260	05/31/2024	TCK	0 0
216	04/15/2008	7	ALTERATIONS	3,700	03/31/2009	JH	100 100

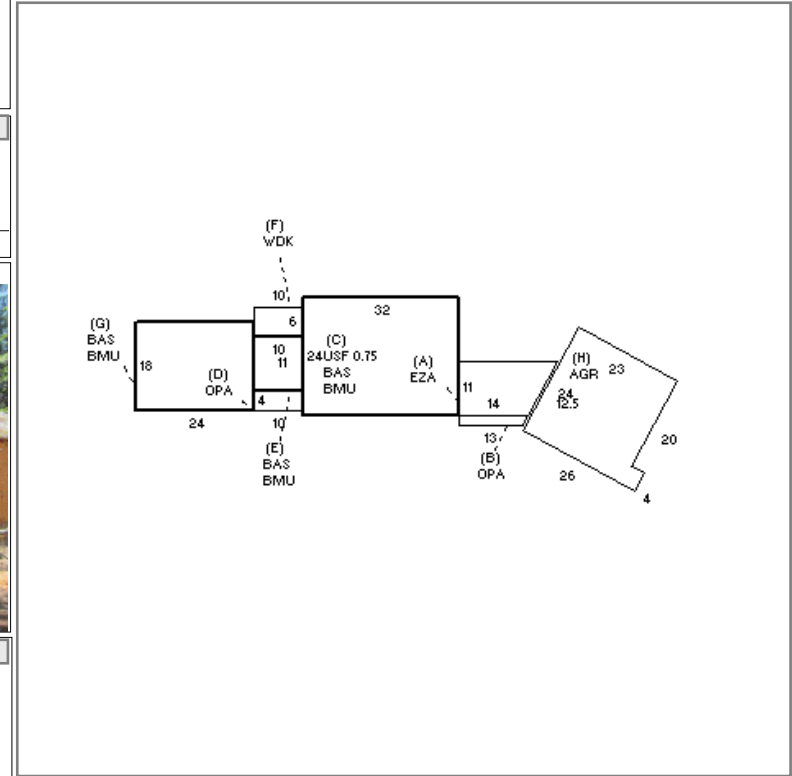
LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	58,929	13	1.00	A	1.00	A	1.00	219,200	1.02	A	1.00	R03	1.00			302,500

TOTAL	1.353 Acres	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 13	NOTE FY08 Plan Bk 608 Pg 37	LAND	302,500	285,400			
St Ind	AVERAGE		BUILDING	353,500	327,400			
Infl	AVERAGE		DETACHED	900	900			
			OTHER	0	0			
			TOTAL	656,900	613,700			

DETAILED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	60 0.40 6X17		102	21.39	900



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	2/22/2021	TCK
MODEL	1		RESIDENTIAL	LIST	5/31/2024	EST
STYLE	4	1.02	CAPE [100%]	REVIEW	6/12/2024	EMZ
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS
5/31/24 GUTTED INTERIOR; STRIPPED EXTERIOR

LOADING

YEAR BLT	1965	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	579,449
NET AREA	1,886	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	EZA	N	ENCL BREEZEWAY	187		71.13	13,301	CONDITION ELEM	CD
\$NLA(RCN)	\$307	OVERALL	1.020	EXT COVER	1	WD SHINGLE	1.00	+	OPA	N	OPEN PORCH	67		51.00	3,417	EXTERIOR	V
				ROOF SHAPE	1	GABLE	1.00	+	BMU	N	BSMT UNFINISHED	1,310		55.43	72,608	INTERIOR	V
				ROOF COVER	1	ASPH/CMP SH	1.00	+	BAS	L	BASE AREA	1,310	1965	251.43	329,373	KITCHEN	V
				FLOOR COVER	3	W/W CARPET	1.00	C	USF	L	UPPER STORY FIN	576	1965	189.44	109,117	BATHS	V
				INT FINISH	2	DRYWALL	1.00	F	WDK	N	WOOD DECK	60		39.98	2,399	HEAT/ELEC	V
				HEATING/COOL	2	HOT WATER	1.00	H	AGR	N	ATT GARAGE	564		38.69	21,819		
				FUEL SOURCE	1	OIL	1.00	F21	O		FPL 2S 1OP	1		10,354.00	10,354		
								MST	O		MAS/METAL STACK	1		5,127.50	5,128		
				EFF.YR/AGE 2005 / 18													
				COND 14 14 %													
				FUNC 25 UC													
				ECON 0													
				DEPR 39 % GD 61													
				RCNLD \$353,500													