

Key: 5522

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 5.737

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION				
HANKS LEE B TRUSTEE THE LEE B HANKS 2002 REVOCABLE TR 50 DEVON COURT EAST GREENWICH, RI 02818				74-82-0				84 SPRUCE RUN DRIVE				
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
HANKS LEE B TRUSTEE				01/17/2014	QS	634,000	(202523)					
WOODS CANDACE				07/09/1998	H	100	(149286)					
WOODS JAMES M				04/14/1995	QS	80,000	N/A-N/A					
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	34,366	16	1.00	A	1.00	A	1.00	R05	1.25		316,280

LAND

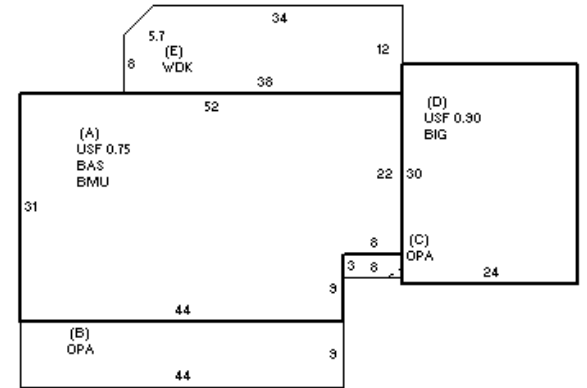
TOTAL	34,366 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 16	NOTE				LAND	316,300	298,400
St Ind	AVERAGE		BUILDING	905,400	865,500			
Infl	AVERAGE		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	1,221,700	1,163,900

DETAILED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								07/08/2024



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 %
23-1206	11/21/2023	7	ALTERATIONS	8,600	07/08/2024	TCK	100 100
254	06/03/1996	5	OTHER	7,000	03/01/1997		100 100
05	01/03/1996	5	OTHER	3,500	03/01/1997		100 100
619	10/27/1995	1	NEW CONSTRUCT	250,000	03/01/1997	BC	100 100



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	2/26/2021	NF
MODEL	1		RESIDENTIAL	LIST	2/26/2021	EST
STYLE	5	1.05	COLONIAL [100%]	REVIEW	7/26/2024	EMZ
QUALITY	G	1.30	GOOD [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS

LOADING

YEAR BLT	1996	SIZE ADJ	0.980	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,117,803
NET AREA	3,343	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,540		71.07	109,449		
\$NLA(RCN)	\$334	OVERALL	1.060	EXT COVER	1	WD SHINGLE	1.00	A	BAS	L	BASE AREA	1,540	1996	326.23	502,388		
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	1,803	1996	207.74	374,557		
				ROOF COVER	2	WD SHINGLE	1.01	+	OPA	N	OPEN PORCH	420		67.52	28,359		
				FLOOR COVER	1	HARDWOOD	1.00	D	BIG	N	BUILT-IN GARAGE	720		64.22	46,242		
				INT FINISH	2	DRYWALL	1.00	E	WDK	N	WOOD DECK	448		52.94	23,716		
				HEATING/COOL	2	HOT WATER	1.00	F21	O	O	FPL 2S 1OP	1		13,708.30	13,708		
				FUEL SOURCE	1	OIL	1.00	ODS	O	O	OUTDOOR SHOWER	1		3,261.30	3,261		
																CONDITION ELEM	CD
																EXTERIOR	A
																INTERIOR	A
																KITCHEN	A
																BATHS	A
																HEAT/ELEC	A
																EFF.YR/AGE	1996 / 27
																COND	19 19 %
																FUNC	0
																ECON	0
																DEPR	19 % GD 81
																RCNLD	\$905,400