Key: 5580

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 5,798

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
MITCHELL NICHOLAS G III & HEATHER S TRUSTEES DADDYS GIRL REALTY TRUST PO BOX 2120 SOUTH DENNIS, MA 02660	64-36-0	100 PROPRIETORS CARTWAY

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
MITCHELL NICHOLAS G III &	11/09/2021	F	1	34646-166
MITCHELL NICHOLAS G & HEA	10/13/2021	QS	1,700,000	34564-174
ROMME DIANE M	05/15/2006	J	1	21002-60

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 3

PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
2023-15		13	SPLIT/SUB/LA		05/31/2022	JMG	100	100
204	03/16/2022	5	OTHER	2,655	04/04/2023	TCK	100	100
1037	11/18/2021	3	OUT BUILDING	30,000	04/04/2023	TCK	100	100
1038	11/18/2021	2	ADD		04/04/2023	TCK	100	100
1036	11/18/2021	10	INGROUND POO	124,000	04/04/2023	TCK	100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	60,000	13 1.00	A 1.00	A 1.00	219,200	1.00	A 1.00	R03 1.00			303,350
300	A	10.042	13 1.00	A 1.00	A 1.00	12,000	1.00	A 1.00	R03 1.00			120,500

TOTAL 11.419 Acres | ZONING RM | FRNT 0

Nbhd NBHD 13
St Ind AVERAGE
Infl AVERAGE

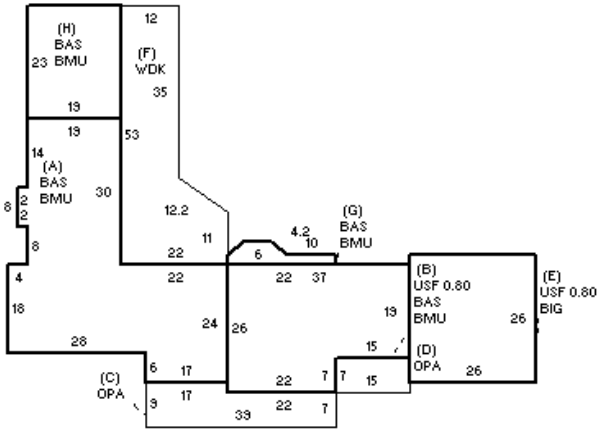
NOTE: FY23 Combine with 64-35 (old Map 34 Parcel 48-1)

ASSESSED	CURRENT	PREVIOUS
LAND	423,900	399,700
BUILDING	1,169,000	1,116,200
DETACHED	81,600	80,900
OTHER	450,700	430,200
TOTAL	**2,125,200**	**2,027,000**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	L 0.80	50 0.50	8X12		96	17.61	800
IPG	G 1.20	01 1.00	50X24	2021	1,200	52.03	62,400
PTD	A 1.00	01 1.00	22X30,12X76,	2021	2,728	6.75	18,400

PHOTO 04/04/2023



BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.02	CAPE [100%]
QUALITY	A+	1.20	AVG + [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	11/29/2017	JMG
LIST	11/29/2017	JMG
REVIEW	5/5/2023	MR

BLDG COMMENTS
check plans

YEAR BLT	2014	SIZE ADJ	0.970
NET AREA	4,089	DETAIL ADJ	1.000
$NLA(RCN)	$311	OVERALL	1.010

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	9	1.00
BEDROOMS	6	1.00
BATHROOMS	4	1.00
FIXTURES	16	$25,210
GARAGE SPACES	2	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	1	HARDWOOD	1.00
INT FINISH	2	DRYWALL	1.00
HEATING/COOL	8	HEAT PUMP	1.04
FUEL SOURCE	3	ELECTRIC	0.95

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	2,863		53.96	154,499
+	BAS	L	BASE AREA	2,426	2014	260.82	632,739
+	USF	L	UPPER STORY FIN	1,226	2014	198.50	243,355
+	OPA	N	OPEN PORCH	412		58.78	24,218
E	BIG	N	BUILT-IN GARAGE	676		55.91	37,796
F	WDK	N	WOOD DECK	781		46.08	35,992
H	BAS	L	BASE AREA	437	2022	260.81	113,976
	GEN	O	GENERATOR	1		0.00	
	ODS	O	OUTDOOR SHOWER	1		2,839.20	2,839

TOTAL RCN 1,270,624

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

EFF.YR/AGE 2015 / 8

COND	8	8 %	
FUNC	0		
ECON	0		
DEPR	8	% GD	92

RCNLD $1,169,000

Key: 5580

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 5,799

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
MITCHELL NICHOLAS G III & HEATHER S TRUSTEES DADDYS GIRL REALTY TRUST PO BOX 2120 SOUTH DENNIS, MA 02660	64-36-0	100 PROPRIETORS CARTWAY

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		2	2 of 3

PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE

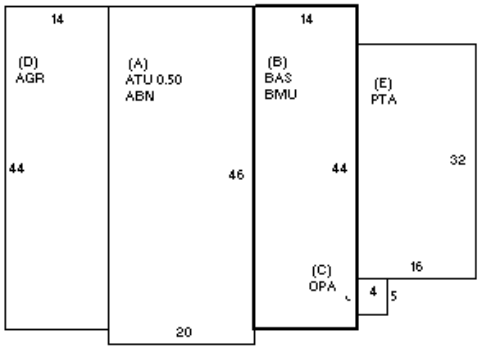
TOTAL		ZONING	FRNT
Nbhd		NOTE	
St Ind			
Infl			

ASSESSED	CURRENT	PREVIOUS
LAND		
BUILDING	253,700	
DETACHED		
OTHER		
TOTAL		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 06/19/2018



BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	17	0.90	GAR/QTRS [100%]
QUALITY	A	1.00	AVG [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	11/29/2017	JMG
LIST	11/29/2017	JMG
REVIEW	11/29/2017	JMG

BLDG COMMENTS
46 SOLAR PANELS EST
SUITE/BUNKHOUSE

YEAR BLT	2010	SIZE ADJ	1.000
NET AREA	616	DETAIL ADJ	1.000
$NLA(RCN)	$468	OVERALL	0.900

CAPACITY	UNITS	ADJ
STORIES	2	1.00
ROOMS	2	1.00
BEDROOMS	1	1.00
BATHROOMS	1	1.00
FIXTURES	3	$3,510
GARAGE SPACES	2	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	ABN	N	ATT BARN	920		43.38	39,910
A	ATU	N	ATTIC UNF	460		48.06	22,108
B	BMU	N	BSMT UNFINISHED	616		56.07	34,541
B	BAS	L	BASE AREA	616	2010	261.78	161,258
C	OPA	N	OPEN PORCH	20		45.00	900
D	AGR	N	ATT GARAGE	616		33.36	20,550
E	PTA	N	PATIO	512		10.73	5,495

TOTAL RCN	288,272

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

EFF.YR/AGE	2010 / 13	
COND	12	12 %
FUNC	0	
ECON	0	
DEPR	12	% GD 88
RCNLD		$253,700

Key: 5580

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 5,800

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
MITCHELL NICHOLAS G III & HEATHER S TRUSTEES DADDYS GIRL REALTY TRUST PO BOX 2120 SOUTH DENNIS, MA 02660	64-36-0	100 PROPRIETORS CARTWAY

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		3	3 of 3

PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE

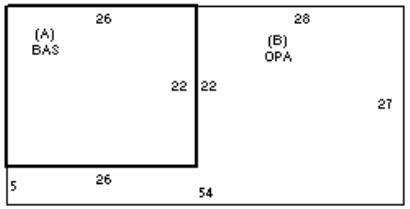
TOTAL		ZONING	FRNT
Nbhd		NOTE	
St Ind			
Infl			

ASSESSED	CURRENT	PREVIOUS
LAND		
BUILDING	197,000	
DETACHED		
OTHER		
TOTAL		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 04/04/2023



BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	18	0.90	DETACHED [100%]
QUALITY	+	1.10	PLUS AVE [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	4/4/2023	TCK
LIST	4/4/2023	EST
REVIEW	5/5/2023	MR

BLDG COMMENTS

FAMILY ROOM/BATH (PER OWNER 4/22/22)

YEAR BLT	2022	SIZE ADJ	1.000
NET AREA	572	DETAIL ADJ	1.000
$NLA(RCN)	$348	OVERALL	0.810

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	2	1.00
BEDROOMS	1	1.00
BATHROOMS	1	1.00
FIXTURES	3	$3,475
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	2	SLAB	0.95
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	14	ELECT BB+AC	1.01
FUEL SOURCE	3	ELECTRIC	0.95

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BAS	L	BASE AREA	572	2022	267.95	153,268
B	OPA	N	OPEN PORCH	886		44.55	39,471
	GFP	O	GAS FIREPLACE	1		2,785.30	2,785

TOTAL RCN	199,000

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

EFF.YR/AGE	2022 / 1	
COND	1 1 %	
FUNC	0	
ECON	0	
DEPR	1	% GD 99
RCNLD		$197,000