

Key: 5587

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 5.806

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION								
MOORE JONATHAN M & HARVEY MELANIE L 34 CARVER STREET CAMBRIDGE, MA 02138				63-22-0				130 GULLS WAY								
				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
				MOORE JONATHAN M & CLEARY RICHARD J & HOPE O PHILLIPOFF ANN				02/23/2015 09/15/1999 12/07/1982	QS N XX	1,450,000 250,000	28696-163 12541-296 3623-227					
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	767,200	1.00	A	1.00	PF4	3.50		1,061,720
300	A	0.540	13	1.00	A	1.00	A	1.00	42,000	1.00	A	1.00	PF4	3.50		22,680

TOTAL	1.917 Acres	ZONING	RL	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 13	N FY14 Subdivision Plan Bk 645/73 CON RESTRICTION				LAND	1,084,400	1,023,000
St Ind	AVERAGE	O 20YRS STARTED 1977				BUILDING	1,097,000	1,048,500
Infl	AVERAGE	T EXPIRED F/Y 1998				DETACHED	27,400	27,200
		E				OTHER	416,400	393,200
						TOTAL	2,625,200	2,491,900

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	01 1.00 10X14	2003	140	21.39	3,000
PTD	A	1.00	20 0.80 14X22		308	7.65	1,900
PBC	A	1.00	20 0.80 68X46		3,128	9.00	22,500



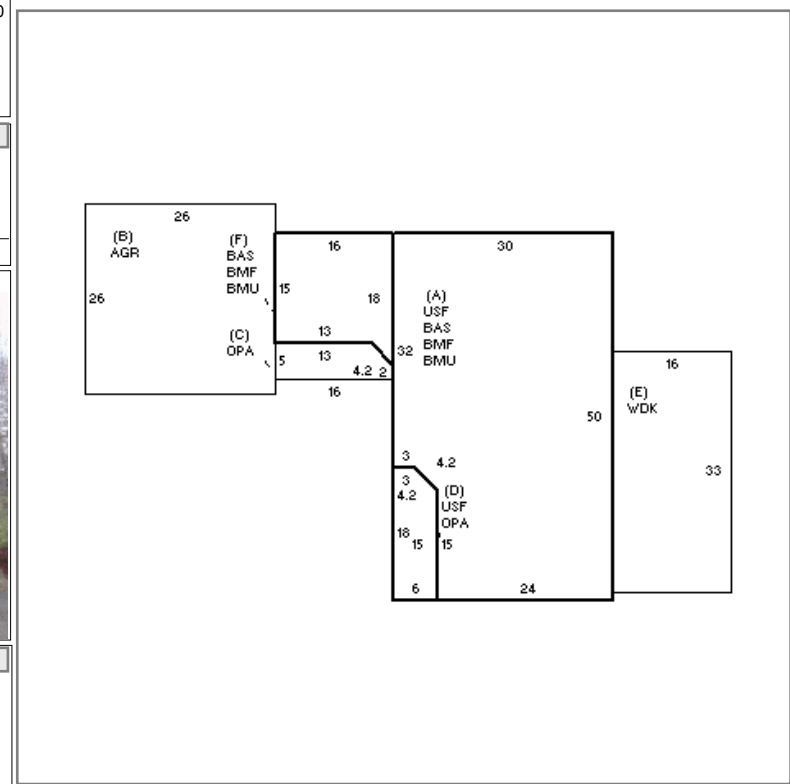
BLDG COMMENTS
GENERATOR

BUILDING	CD	ADJ	DESC	MEASURE	1/15/2021	TCK
MODEL	1		RESIDENTIAL	LIST	1/15/2021	EST
STYLE	5	1.05	COLONIAL [100%]	REVIEW	1/29/2021	MR
QUALITY	G+	1.45	GOOD + [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	2002	SIZE ADJ	0.980	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	3,143	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,642		78.50	128,902
\$NLA(RCN)	\$416	OVERALL	1.080	EXT COVER	1	WD SHINGLE	1.00	+	BMF	N	BSMT FINISH	1,642		47.37	77,779
				ROOF SHAPE	2	HIP	1.00	+	BAS	L	BASE AREA	1,642	2002	363.17	596,320
				ROOF COVER	1	ASPH/CMP SH	1.00	+	USF	L	UPPER STORY FIN	1,501	2002	247.60	371,646
				FLOOR COVER	1	HARDWOOD	1.00	B	AGR	N	ATT GARAGE	676		56.89	38,455
				INT FINISH	2	DRYWALL	1.00	+	OPA	N	OPEN PORCH	180		76.73	13,812
				HEATING/COOL	9	WARM/CL AIR	1.03	E	WDK	N	WOOD DECK	528		60.16	31,765
				FUEL SOURCE	2	GAS	1.00	F22	O	FPL 2S 2OP	1		19,140.50	19,141	
								ODS	O	OUTDOOR SHOWER	1		3,706.30	3,706	

TOTAL RCN	1,305,955
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT/ELEC	A
EFF.YR/AGE	2002 / 21
COND	16 16 %
FUNC	0
ECON	0
DEPR	16 % GD 84
RCNLD	\$1,097,000

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1090	100	MULTIPLE HSES				1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
338	06/05/2020	77	SOLAR PANELS	47,800	01/15/2021	TCK	100	100
302	06/13/2011	8	YARD ITEMS	1,800	03/14/2012	MR	100	100
255	06/26/2009	8	YARD ITEMS	1,000	04/14/2010	JH	100	100
415	06/13/2007	8	YARD ITEMS	1,200		JH	100	100
NP		12	CYCLICAL NON		04/09/2007	JH	100	100



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

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1090	100	MULTIPLE HSES				2	2 of 2	
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	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND	416,400	
St Ind			BUILDING		
Infl			DETACHED		
			OTHER		
			TOTAL		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



18	18	16
(C) USF 0.50 BAS	(B) USF 0.75 BIG	(A) USF 0.50 BIG
30	30	30

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	1/15/2021	TCK
MODEL	1		RESIDENTIAL	LIST	1/15/2021	EST
STYLE	8	0.95	CONTEMPOR [100%]	REVIEW	1/29/2021	MR
QUALITY	G	1.30	GOOD [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS  
GARAGE WITH APARTMENT  
28 SOLAR PANELS EST

G

YEAR BLT	2001	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	495,725	
NET AREA	1,455	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	BIG	N	BUILT-IN GARAGE	480		64.81	31,111	CONDITION ELEM	CD	
\$NLA(RCN)	\$341	OVERALL	0.980	EXT COVER	1	WD SHINGLE	1.00	+	USF	L	UPPER STORY FIN	915	2001	231.83	212,126	EXTERIOR	A	
				ROOF SHAPE	1	GABLE	1.00	B	BIG	N	BUILT-IN GARAGE	540		63.41	34,240	INTERIOR	A	
				ROOF COVER	1	ASPH/CMP SH	1.00	C	BAS	L	BASE AREA	540	2001	383.13	206,890	KITCHEN	A	
				FLOOR COVER	6	OTHER	1.00		ODS	O	OUTDOOR SHOWER	1		3,076.70	3,077	BATHS	A	
				INT FINISH	2	DRYWALL	1.00									HEAT/ELEC	A	
				HEATING/COOL	9	WARM/CL AIR	1.03											
				FUEL SOURCE	2	GAS	1.00											
CAPACITY		UNITS	ADJ															
STORIES		1.75	1.00															
ROOMS		4	1.00															
BEDROOMS		2	1.00															
BATHROOMS		1	1.00															
FIXTURES		5	\$8,281															
GARAGE SPACES		2	1.00															
% BSMT FIN		0	1.00															
# 1/2 BATHS		1	1.00															
# OF UNITS		1	1.00															
EFF.YR/AGE		2001 / 22																
COND		16	16 %															
FUNC		0																
ECON		0																
DEPR		16	% GD	84														
RCNLD				\$416,400														