

Key: 5594

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 5.815

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
MOEHLE FREDERICK M & JUDY 280 GULLS WAY BREWSTER, MA 02631				63-34-0				280 GULLS WAY			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
MOEHLE FREDERICK M & JUDY				12/14/1998	QS	103,000	11911-046				
BURLINGAME LILI ANN ETAL				04/15/1997	J	100	10698-192				

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	%
24-578	07/05/2024	9	HVAC	6,000				0 0
23-1279	03/07/2024	2	ADD	433,000				0 0
		14	CYCLICAL GRO		01/30/2021	TCK	100	100
555	07/03/2018	7	ALTERATIONS	6,450	07/15/2019	TCK	100	100
559	07/13/2017	7	ALTERATIONS	22,500	06/05/2018	NF	100	100

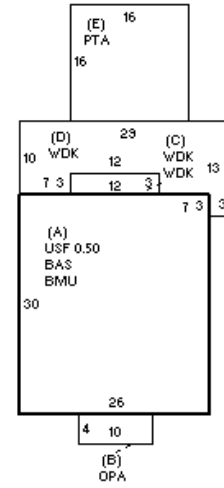
LAND

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	498,680	1.00	35	0.65 PF4 3.50
300	A	0.223	13	1.00	A	1.00	A	1.00	42,000	1.00	A	1.00 PF4 3.50

TOTAL	1.600 Acres	ZONING	RR	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 13	N TOPO = SHAPE/SLOPE - BFD ISSUED #280 GULLS WAY 11/17/98				LAND	699,500	659,900
St Ind	AVERAGE	O T				BUILDING	424,300	400,800
Infl	AVERAGE	E				DETACHED	0	0
						OTHER	0	0
						TOTAL	1,123,800	1,060,700

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								01/30/2021



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	1/30/2021	TCK
MODEL	1		RESIDENTIAL	LIST	1/30/2021	EST
STYLE	4	1.02	CAPE [100%]	REVIEW	3/10/2021	MR
QUALITY	A+	1.20	AVG + [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS
WALK-OUT BASEMENT

G

YEAR BLT	1999	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	487,707			
NET AREA	1,170	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	780		78.50	61,232	CONDITION ELEM	CD			
\$NLA(RCN)	\$417	OVERALL	1.050	EXT COVER	1	WD SHINGLE	1.00	A	BAS	L	BASE AREA	780	1999	366.50	285,868	EXTERIOR	V			
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	390	1999	234.01	91,264	INTERIOR	A			
				ROOF COVER	1	ASPH/CMP SH	1.00	B	OPA	N	OPEN PORCH	40		63.00	2,520	KITCHEN	A			
				FLOOR COVER	2	SOFTWOOD	1.00	+	WDK	N	WOOD DECK	335		49.39	16,546	BATHS	A			
				INT FINISH	1	PLASTER	1.00	E	PTA	N	PATIO	256		18.03	4,615	HEAT/ELEC	A			
				HEATING/COOL	9	WARM/CL AIR	1.03	F21	O	FPL 2S 1OP	1			12,790.30	12,790					
				FUEL SOURCE	1	OIL	1.00	ODS	O	OUTDOOR SHOWER	1			3,042.90	3,043					
																		EFF.YR/AGE	2007 / 16	
																		COND	13 13 %	
																		FUNC	0	
																		ECON	0	
																		DEPR	13 % GD 87	
																		RCNLD	\$424,300	