

Key: 5600

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 5.821

LEGAL

LAND

DETACHED

BUILDING

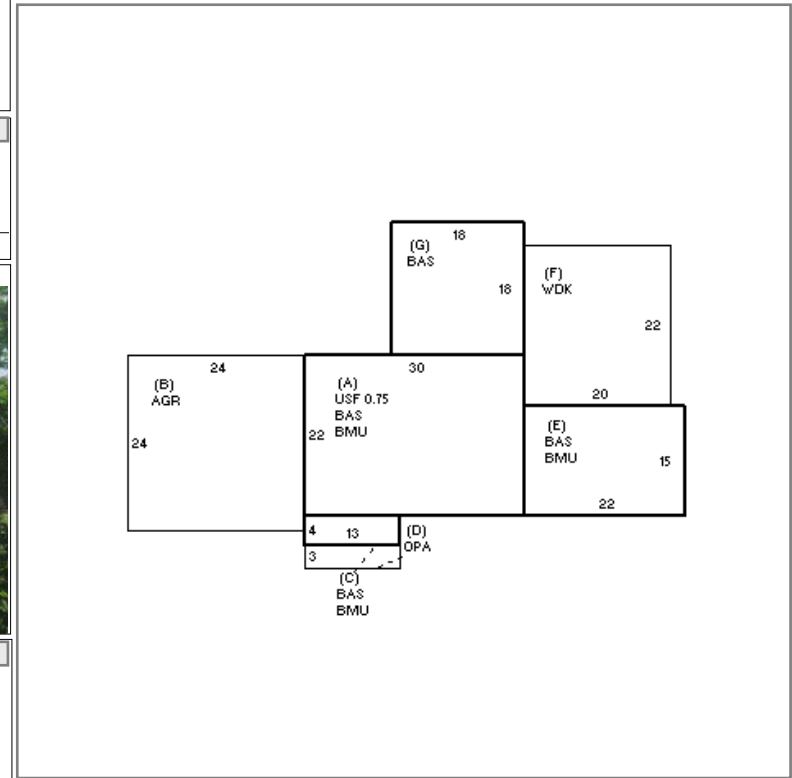
CURRENT OWNER				PARCEL ID				LOCATION			
CORNELISON CORBET LEE COTRUSTEE & PIRANI JUDITH ANN COTRUSTEE 130 SHEEP POND DRIVE BREWSTER, MA 02631				74-18-0				130 SHEEP POND DRIVE			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CORNELISON CORBET LEE COT				06/01/2023	F	10	35618-159				
CORNELISON LEE & PIRANI J				12/03/1998	A	103,800	11886-213				
PIRANI JACQUELINE L				06/20/1967	XX		1369-467				

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	%
424	05/08/2019	2	ADD	7,366	07/06/2020	MR	100	100
82	01/28/2019	6	DEMO	475,000	07/25/2019	NF	100	100
477	06/04/2018	1	NEW CONSTRUC	475,000	07/06/2020	MR	100	100
2020-19	04/18/2018	13	SPLIT/SUB/LA		07/30/2019	JMG	100	100
		12	CYCLICAL NON		11/09/2011	MR	100	100

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	30,900	15	1.00	15A 1.00 A 1.00	328,800	1.58	A	1.00	R04	1.50	368,660

TOTAL	30,900 SF	ZONING	RM	FRNT	0	ASSESSED	368,700	CURRENT	347,800	PREVIOUS	347,800
Nbhd	NBHD 15	N O T E FY2020 Combine with 74-19 to remain 74-18 per Plan Bk 675 Pg 19	LAND	664,100	633,900						
St Ind	SHEEP POND EST.		BUILDING	900	900						
Infl	AVERAGE		DETACHED	0	0						
			OTHER	0	0						
TOTAL				1,033,700	982,600						

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	50 0.50 8X10		80	22.01	900



BUILDING	CD	ADJ	DESC	MEASURE	7/25/2019	NF
MODEL	1		RESIDENTIAL	LIST	7/25/2019	EST
STYLE	4	1.02	CAPE [100%]	REVIEW	7/9/2020	MR
QUALITY	A+	1.20	AVG + [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS
INT EST FROM PLANS 7/25/19

YEAR BLT	2018	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	699,102			
NET AREA	1,861	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,042		72.50	75,543	CONDITION ELEM	CD			
\$NLA(RCN)	\$376	OVERALL	1.070	EXT COVER	1	WD SHINGLE	1.00	A	USF	L	UPPER STORY FIN	495	2018	238.47	118,042	EXTERIOR	A			
				ROOF SHAPE	1	GABLE	1.00	B	AGR	N	ATT GARAGE	576		48.70	28,052	INTERIOR	A			
				ROOF COVER	1	ASPH/CMP SH	1.00	D	OPA	N	OPEN PORCH	39		64.20	2,504	KITCHEN	A			
				FLOOR COVER	1	HARDWOOD	1.00	F	WDK	N	WOOD DECK	440		50.33	22,146	BATHS	A			
				INT FINISH	2	DRYWALL	1.00	+	BAS	L	BASE AREA	1,366	2018	316.51	432,347	HEAT/ELEC	A			
				HEATING/COOL	11	HTWT/CL AIR	1.05	GFP	O		GAS FIREPLACE	1		4,013.80	4,014					
				FUEL SOURCE	2	GAS	1.00	ODS	O		OUTDOOR SHOWER	1		3,100.90	3,101					
																		EFF.YR/AGE	2018 / 5	
																		COND	5 5 %	
																		FUNC	0	
																		ECON	0	
																		DEPR	5 % GD 95	
																		RCNLD	\$664,100	