Key: 5609

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 5,829

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
RICE AMY E TRUSTEE AMY E RICE TRUST OF DECEMBER 9 2022 178 SHEEP POND DRIVE BREWSTER, MA 02631	74-7-0	178 SHEEP POND DRIVE

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
RICE AMY E TRUSTEE	12/12/2022	F	1	35537-124
RICE AMY E	05/13/2022	J	100	35118-323
RICE PETER S & AMY E	07/22/2019	QS	980,000	32171-311

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

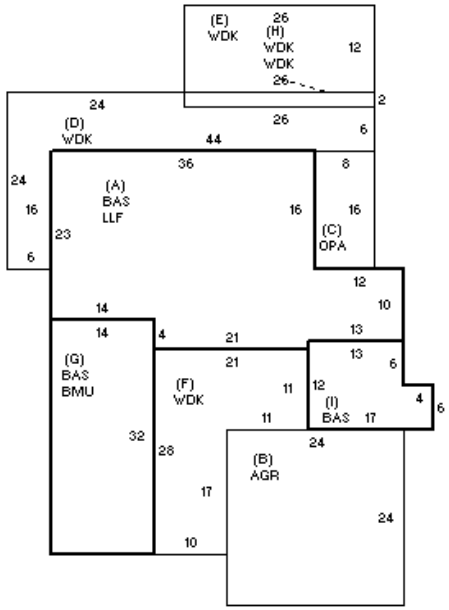
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
		30	ABATEMENT RE		12/10/2020	JMG	100	100
	07/22/2019	15	SALE REVIEW	980,000	06/11/2020	JMG	100	100
73	02/03/2012	2	ADD	100,000	02/12/2013	RM	100	100
159	04/12/2011	6	DEMO	15,000	03/09/2012	MR	100	100
NP		12	CYCLICAL NON		01/21/2011	JH	100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	31,600	15 1.00	15A 1.00	A 1.00	712,400	1.55	A 1.00	PF6 3.25			803,110

TOTAL	31,600 SF	ZONING	RM	FRNT	0
Nbhd	NBHD 15	NOTE			
St Ind	SHEEP POND EST.				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	803,100	757,700
BUILDING	646,400	617,400
DETACHED	0	0
OTHER	0	0
TOTAL	**1,449,500**	**1,375,100**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 02/12/2013

BUILDING

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

MEASURE	12/10/2020	JMG
LIST	12/10/2020	JMG
REVIEW	12/14/2020	BOA

BLDG COMMENTS

Extra Fixture in LLF

YEAR BLT	1964	SIZE ADJ	0.990
NET AREA	2,698	DETAIL ADJ	1.000
$NLA(RCN)	$272	OVERALL	1.030

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	8	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	9	$13,256
GARAGE SPACES	2	1.00
% BSMT FIN	60	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	9	WARM/CL AIR	1.03
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	LLF	L	LOWER LEVEL FIN	1,035	2012	137.54	142,349
B	AGR	N	ATT GARAGE	576		42.54	24,505
C	OPA	N	OPEN PORCH	128		56.08	7,179
+	WDK	N	WOOD DECK	1,261		43.97	55,445
G	BMU	N	BSMT UNFINISHED	448		74.98	33,591
G	BAS	L	BASE AREA	448	2012	265.43	118,914
+	BAS	L	BASE AREA	1,215	1964	265.43	322,500
	F12	O	FPL 1S 2OP	1		10,625.60	10,626
	GFP	O	GAS FIREPLACE	1		3,506.30	3,506
	ODS	O	OUTDOOR SHOWER	1		2,708.80	2,709

TOTAL RCN	734,580
CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
KITCHEN	G
BATHS	G
HEAT/ELEC	G
EFF.YR/AGE	2009 / 14
COND	12 12 %
FUNC	0
ECON	0
DEPR	12 % GD 88
RCNLD	$646,400