Key: 5694

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 5,911

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
CAOLO DAVID J & WILHELMINA E P O BOX 226 BREWSTER, MA 02631	74-38-0	69 HOWES ROAD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
CAOLO DAVID J & WILHELMIN	04/11/2003	A	1	16730-179
CAOLO DAVID & MIA E	01/27/2003	A		16302-109
ROBINSON ELAINE V	09/03/1971	XX		1526-136

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	%
240	03/16/2021	3	OUT BUILDING	2,500	04/13/2022	TCK	100	100
297	05/04/2015	77	SOLAR PANELS	11,000	04/22/2016	WFF	100	100
819	11/20/2006	7	ALTERATIONS	2,650	08/06/2007	JH	100	100
		12	CYCLICAL NON		11/18/2003	JB	100	100
162	04/01/2003	2	ADD	185,000	06/08/2004	WH	100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	15,000	15 1.00	15A 1.00	A 1.00	328,800	2.82	A 1.00	R04 1.50			318,760

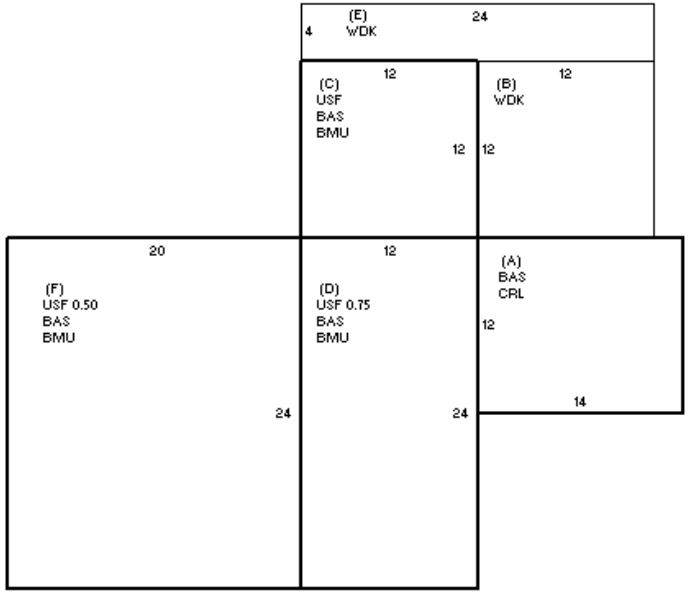
TOTAL	15,000 SF	ZONING	RM	FRNT	0
Nbhd	NBHD 15	NOTE			
St Ind	SHEEP POND EST.				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	318,800	300,700
BUILDING	346,600	331,900
DETACHED	2,800	2,800
OTHER	0	0
TOTAL	**668,200**	**635,400**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	30 0.70	8 X 10		80	22.01	1,200
SHF	A 1.00	10 0.90	8X10	2021	80	22.01	1,600

PHOTO 03/04/2021



BLDG COMMENTS

BUILDING

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

MEASURE	3/4/2021	NF
LIST	3/4/2021	EST
REVIEW	4/28/2022	MR

YEAR BLT	1972	SIZE ADJ	1.000
NET AREA	1,680	DETAIL ADJ	1.000
$NLA(RCN)	$299	OVERALL	1.050

CAPACITY	UNITS	ADJ
STORIES	2	1.00
ROOMS	7	1.00
BEDROOMS	4	1.00
BATHROOMS	1	1.00
FIXTURES	3	$4,095
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	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	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	CRL	N	BSMT CRAWL	168		31.88	5,356
+	BAS	L	BASE AREA	1,080	1972	274.35	296,303
+	WDK	N	WOOD DECK	240		41.16	9,878
+	BMU	N	BSMT UNFINISHED	912		61.95	56,498
+	USF	L	UPPER STORY FIN	600	1972	195.01	117,006
	F21	O	FPL 2S 1OP	1		10,658.60	10,659
	ODS	O	OUTDOOR SHOWER	1		2,535.80	2,536

TOTAL RCN	502,331

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

EFF.YR/AGE	1972 / 51	
COND	31	31 %
FUNC	0	
ECON	0	
DEPR	31	% GD 69
RCNLD		$346,600