

Key: 5723

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 5.942

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER		PARCEL ID		LOCATION	
LINCOLN STEPHEN P & LESLIE A 213 RUN HILL ROAD BREWSTER, MA 02631		46-3-0		213 RUN HILL ROAD	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
LINCOLN STEPHEN P & LESLIE		07/07/2021	QS	925,000	34276-124
AUBIN JOHN M JR		06/30/2021	F	1	34256-204
AUBIN JOHN M JR		09/30/2013	O	340,000	27727-147

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE			
100	S	60,000	12	1.00	12N	1.00	A	1.00	219,200	1.00	A	1.00	RM3	1.00	303,350
300	A	0.223	12	1.00	12N	1.00	A	1.00	12,000	1.00	A	1.00	RM3	1.00	2,680
350	A	1.400	12	1.00	12N	1.00	A	1.00	2,100	1.00	A	1.00	TWP	1.00	2,940

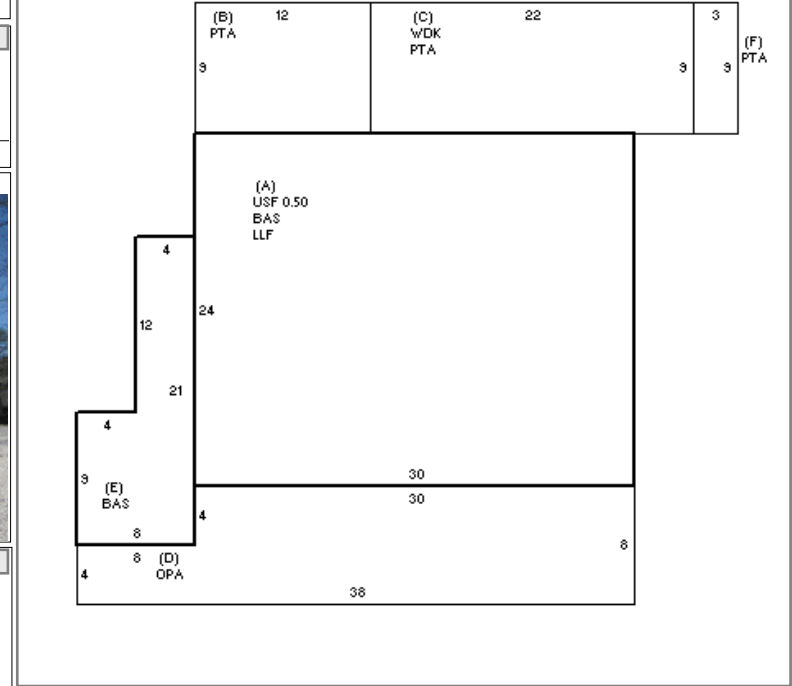
TOTAL	3.000 Acres	ZONING	RR	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 12	WET LANDS ADDED FOR F/Y 2003 PER NEW MAPPING				LAND	309,000	291,500
St Ind	MILL POND					BUILDING	565,800	540,200
Infl	AVERAGE					DETACHED	3,800	3,800
						OTHER	0	0
						TOTAL	878,600	835,500

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	10 0.90 10X12		120	21.39	2,300
OSH	A	1.00	10 0.90 8X12		96	17.75	1,500



BUILDING	CD	ADJ	DESC	MEASURE	3/27/2018	NF
MODEL	1		RESIDENTIAL	LIST	4/13/2022	EST
STYLE	4	1.02	CAPE [100%]	REVIEW	4/13/2022	JMG
QUALITY	G	1.30	GOOD [100%]			
FRAME	1	1.00	WD FRAME [100%]			

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 %
456	07/07/2021	15	SALE REVIEW	925,000	04/13/2022	JMG	100 100
1109	06/03/2014	2	ADD	50,000	05/28/2015	MW	100 100
501	12/26/2013	7	ALTERATIONS	30,000	08/14/2014	RJM	100 100
NP	10/07/2010	7	ALTERATIONS	21,000	01/04/2011	MR	100 100
		12	CYCLICAL NON		01/04/2008	JH	100 100



YEAR BLT	1974	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	595,590			
NET AREA	1,920	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	LLF	L	LOWER LEVEL FIN	720	2014	176.81	127,305	CONDITION ELEM	CD			
\$NLA(RCN)	\$310	OVERALL	1.030	EXT COVER	1	WD SHINGLE	1.00	A	BAS	L	BASE AREA	720	1974	369.67	266,164	EXTERIOR	G			
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	360	1974	248.69	89,527	INTERIOR	V			
				ROOF COVER	1	ASPH/CMP SH	1.00	B	PTA	N	PATIO	108		21.29	2,299	KITCHEN	V			
				FLOOR COVER	2	SOFTWOOD	1.00	C	PTA	N	PATIO	198		20.23	4,005	BATHS	V			
				INT FINISH	2	DRYWALL	1.00	C	WDK	N	WOOD DECK	198		52.49	10,393	HEAT/ELEC	G			
				HEATING/COOL	17	RADIANT+DCTLSAC	1.01	D	OPA	N	OPEN PORCH	272		66.95	18,210					
				FUEL SOURCE	2	GAS	1.00	E	BAS	L	BASE AREA	120	2014	369.68	44,361					
												F	PTA	N	PATIO	27		30.85	833	
												F21	O	FPL 2S 1OP	1		13,592.20	13,592	EFF.YR/AGE	2018 / 5
												ODS	O	OUTDOOR SHOWER	1		3,233.70	3,234	COND	5 5 %
														FUNC	0			ECON	0	
														DEPR	5 % GD	95			RCNLD	\$565,800