Key: 5741

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 5,960

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
ELLARD STEVEN M & CHRISTINE M 124 PADDOCK WAY BREWSTER, MA 02631	46-20-0	124 PADDOCK WAY

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
ELLARD STEVEN M & CHRISTI	11/06/1996	QS	60,000	10472-022

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	%
1077	12/06/2021	3	OUT BUILDING	18,175	04/28/2022	TCK	100	100
611	11/16/1998	5	OTHER	1,800	06/07/1999	JB	100	100
437	08/19/1998	5	OTHER	4,400	06/07/1999	JB	100	100
181	04/13/1998	1	NEW CONSTRUC	207,000	06/07/1999	JB	100	100

LAND

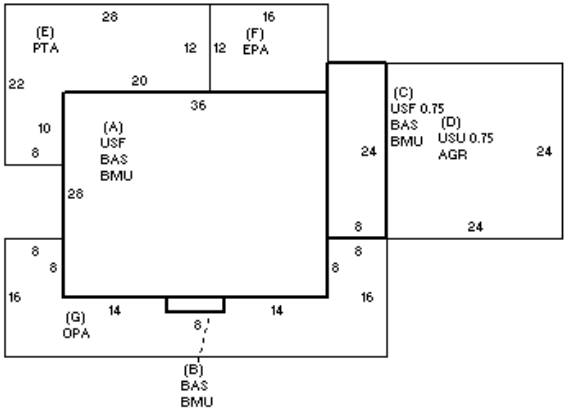
CD	T	AC/SF/UN	Nbhd		St Ind		Infl		ADJ BASE	SAF	Topo		Lpi		VC	CREDIT AMT	ADJ VALUE
100	S	60,000	12	1.00	12A	1.00	A	1.00	230,160	1.00	A	1.00	R04	1.05			318,510
300	A	0.013	12	1.00	12A	1.00	A	1.00	12,600	1.00	A	1.00	R04	1.05			160

TOTAL	1.390 Acres	ZONING	RR	FRNT	0

Nbhd	NBHD 12
St Ind	PADDOCK WAY
Infl	AVERAGE

NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	318,700	300,700
BUILDING	775,000	740,800
DETACHED	4,000	3,900
OTHER	0	0
TOTAL	**1,097,700**	**1,045,400**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	01 1.00	12X16	2021	192	20.77	4,000

PHOTO 03/22/2019

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	5	1.05	COLONIAL [100%]
QUALITY	G	1.30	GOOD [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	3/22/2019	NF
LIST	3/22/2019	EST
REVIEW	5/20/2022	MR

YEAR BLT	1998	SIZE ADJ	1.000
NET AREA	2,368	DETAIL ADJ	1.000
$NLA(RCN)	$399	OVERALL	1.060

CAPACITY	UNITS	ADJ
STORIES	2	1.00
ROOMS	7	1.00
BEDROOMS	4	1.00
BATHROOMS	2	1.00
FIXTURES	9	$16,123
GARAGE SPACES	2	1.00
% BSMT FIN	0	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	6	SALTBOX	1.00
ROOF COVER	2	WD SHINGLE	1.01
FLOOR COVER	3	W/W CARPET	1.00
INT FINISH	1	PLASTER	1.00
HEATING/COOL	2	HOT WATER	1.00
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,216		74.88	91,053
+	BAS	L	BASE AREA	1,216	1998	339.68	413,047
+	USF	L	UPPER STORY FIN	1,152	1998	243.00	279,938
D	AGR	N	ATT GARAGE	576		52.27	30,105
D	USU	N	UPPER STORY UNF	432		77.76	33,593
E	PTA	N	PATIO	416		17.53	7,292
F	EPA	N	ENCLOSED PORCH	192		105.38	20,233
G	OPA	N	OPEN PORCH	528		68.90	36,379
	F21	O	FPL 2S 1OP	1		13,988.10	13,988
	ODS	O	OUTDOOR SHOWER	1		3,327.90	3,328

TOTAL RCN	945,079

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

EFF.YR/AGE	1998 / 25	
COND	18	18 %
FUNC	0	
ECON	0	
DEPR	18	% GD 82
RCNLD		$775,000