

Key: 5767

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 5.987

LEGALS

CURRENT OWNER				PARCEL ID				LOCATION			
CARPENTER JOSEPH M & CARPENTER PAMELA STANTON 11 GREAT OAK ROAD BREWSTER, MA 02631				55-78-0				11 GREAT OAK ROAD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CARPENTER JOSEPH M & FITZPATRICK ANN E TRUSTE				05/12/2006	QS	335,000	20994-228				
FITZPATRICK JOHN W & ANN				07/22/1999	DC		12424-257				
				09/06/1995	F	100	9830-267				

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	%
81	02/13/2001	2	ADD	1,800	07/16/2002	SJM	100	100

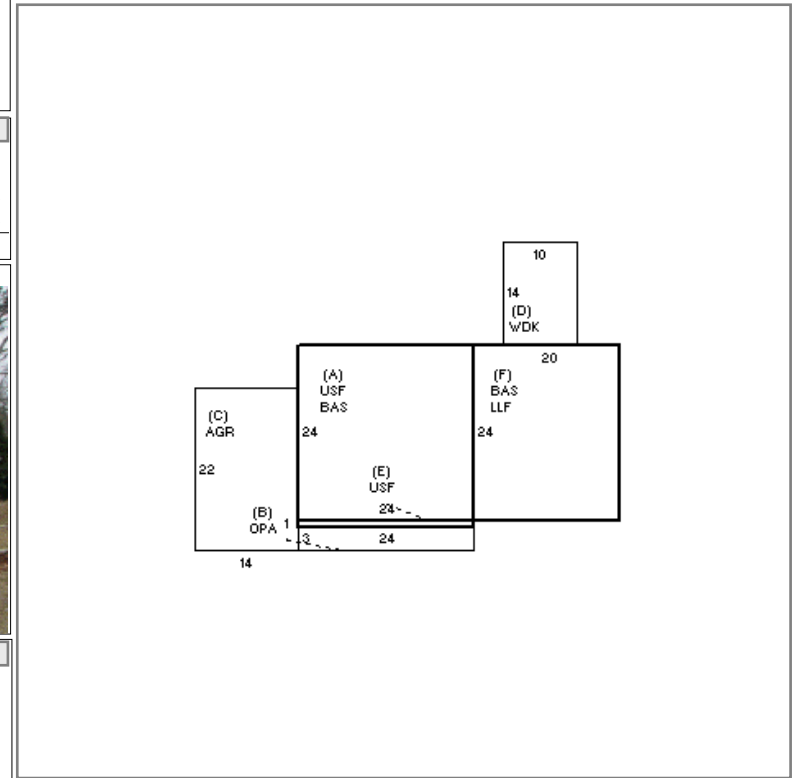
LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	15,386	12	1.00	12D	1.00	A	1.00	230,160	2.75	A	1.00	R05	1.05			223,770

TOTAL	15,386 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 12	NOTE	LAND	223,800	211,100			
St Ind	HARWICH ROAD		BUILDING	329,700	315,900			
Infl	AVERAGE		DETACHED	1,200	1,200			
			OTHER	0	0			
			<b>TOTAL</b>	<b>554,700</b>	<b>528,200</b>			

DETACHED

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



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	11/5/2007	REO
MODEL	1		RESIDENTIAL	LIST	11/5/2007	EST
STYLE	3	0.95	SPLIT LEVEL [100%]	REVIEW	12/27/2019	MR
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1974	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	470,950				
NET AREA	2,136	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BAS	L	BASE AREA	1,056	1974	248.23	262,126	CONDITION ELEM	CD				
\$NLA(RCN)	\$220	OVERALL	0.950	EXT COVER	1	WD SHINGLE	1.00	B	OPA	N	OPEN PORCH	72		47.50	3,420	EXTERIOR	A				
				ROOF SHAPE	1	GABLE	1.00	C	AGR	N	ATT GARAGE	308		40.13	12,359	INTERIOR	A				
				ROOF COVER	1	ASPH/CMP SH	1.00	D	WDK	N	WOOD DECK	140		37.24	5,214	KITCHEN	A				
				FLOOR COVER	3	W/W CARPET	1.00	+	USF	L	UPPER STORY FIN	600	1974	176.44	105,862	BATHS	A				
				INT FINISH	2	DRYWALL	1.00	F	LLF	L	LOWER LEVEL FIN	480	1974	129.93	62,365	HEAT/ELEC	A				
				HEATING/COOL	2	HOT WATER	1.00		F11	O	FPL 1S 1OP	1		7,255.20	7,255						
				FUEL SOURCE	1	OIL	1.00														
																		EFF.YR/AGE	1974 / 49		
																		COND	30 30 %		
																		FUNC	0		
																		ECON	0		
																		DEPR	30	% GD	70
																		RCNLD	\$329,700		