

Key: 58

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 63

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CURRENT OWNER		PARCEL ID		LOCATION	
ROSENFELD JONATHAN D & FELDMAN ARLENE C 10 BEN ARTHURS WAY DOVER, MA 02030		38-29-0		102 CEDAR HILL ROAD	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
ROSENFELD JONATHAN D & FREEMAN BRUCE F & FREEMAN FLORENCE ESTATE O		06/10/2016	O	1,615,000	29714-244
		10/05/2012	DC	1 26737-88	
		12/24/2008	DC	23337-147	

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 %
309	12/01/2017	5	OTHER		12/04/2017	JMG	100 100
253	07/17/2017	1	NEW CONSTRUC	2,100,000	06/20/2019	NF	100 100
307	03/31/2017	6	DEMO	20,000	12/04/2017	JMG	100 100
307	06/13/2011	6	DEMO		03/23/2012	MR	100 100
297	06/10/2011	7	ALTERATIONS	3,500	03/23/2012	MR	100 100

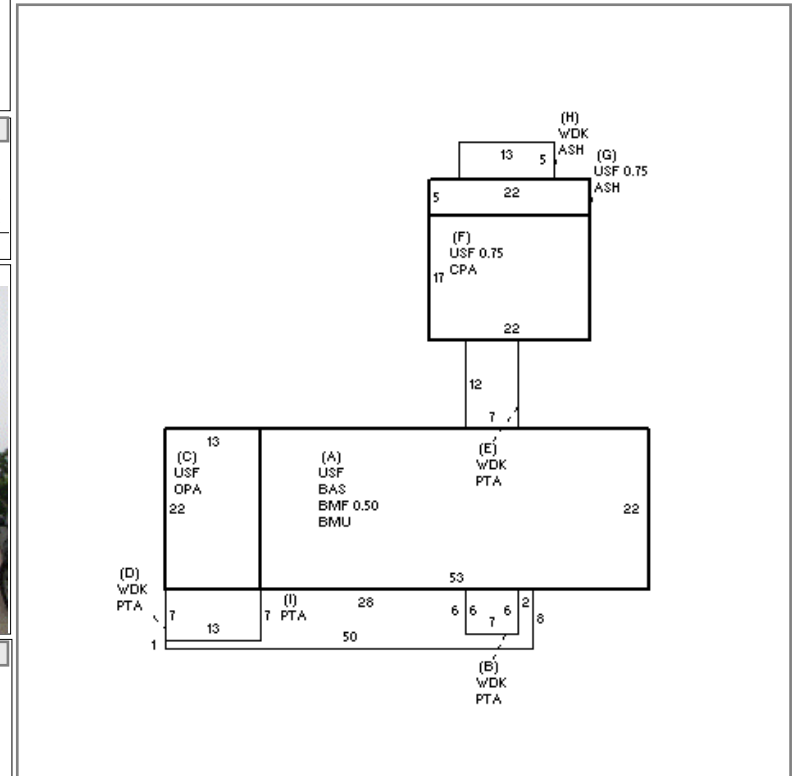
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	14,000	1	1.00	A	1,468,640	2.99	A	1.00	BVG	6.70	1,409,670

TOTAL	14,000 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 1	NOTE				LAND	1,409,700	1,329,900
St Ind	AVERAGE		BUILDING	1,082,500	1,033,500			
Infl	AVERAGE		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	2,492,200	2,363,400

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS
BMF=FITNESS RM



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BUILDING	CD	ADJ	DESC	MEASURE	12/4/2017	JMG
MODEL	1		RESIDENTIAL	LIST	6/13/2018	EST
STYLE	8	0.95	CONTEMPOR [100%]	REVIEW	7/9/2019	EMZ
QUALITY	V	1.65	VERY GOOD [100%]			
FRAME	1	1.00	WD FRAME [100%]			

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YEAR BLT	2017	SIZE ADJ	0.990	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,151,604
NET AREA	2,981	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,166		88.54	103,241		
\$NLA(RCN)	\$386	OVERALL	0.960	EXT COVER	1	WD SHINGLE	1.00	A	BMF	N	BSMT FINISH	583		63.25	36,875		
				ROOF SHAPE	1	GABLE	1.00	A	BAS	L	BASE AREA	1,166	2017	398.15	464,241		
				ROOF COVER	1	ASPH/CMP SH	1.00	+	USF	L	UPPER STORY FIN	1,815	2017	241.23	437,838		
				FLOOR COVER	1	HARDWOOD	1.00	B	PTA	N	PATIO	42		36.14	1,518		
				INT FINISH	2	DRYWALL	1.00	+	WDK	N	WOOD DECK	282		61.47	17,334		
				HEATING/COOL	16	FHA+DCTLS AC	1.01	C	OPA	N	OPEN PORCH	286		78.41	22,425		
				FUEL SOURCE	2	GAS	1.00	D	PTA	N	PATIO	91		28.67	2,609		
								E	PTA	N	PATIO	84		28.68	2,409		
								F	CPA	N	CAR PORT	374		23.94	8,953		
								G	ASH	N	ATT SHED	110		42.63	4,689		
								H	ASH	N	ATT SHED	65		43.86	2,851		
								I	PTA	N	PATIO	267		22.44	5,992		
								F21	O	FPL 2S 1OP	1		15,918.40	15,918			

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

EFF. YR/AGE	2017 / 6
COND	6 6 %
FUNC	0
ECON	0
DEPR	6 % GD 94

RCNLD	\$1,082,500
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