Key: 5800

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 6,020

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
CAMPBELL JAMES M & LAURA M 62 GREAT OAK ROAD BREWSTER, MA 02631	55-101-0	62 GREAT OAK ROAD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
CAMPBELL JAMES M & LAURA	11/19/1999	QS	126,000	12673-155
SHORB CAROLE E	09/30/1988	XX		6464-052

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

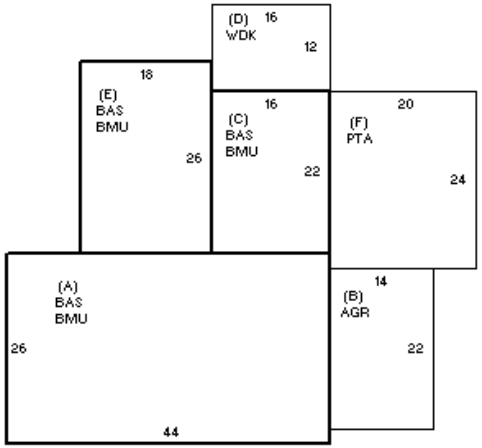
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
497	06/19/2014	7	ALTERATIONS	5,000	06/24/2015	MW	100	100
684	09/27/2006	2	ADD	20,000	07/25/2007	JH	100	100
12	01/07/2005	3	OUT BUILDING	1,000			100	100
270	05/10/2002	7	ALTERATIONS	2,000			100	100
225	04/22/2002	7	ALTERATIONS	10,000			100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	15,035	12 1.00	12D 1.00	A 1.00	230,160	2.81	A 1.00	R05 1.05			223,170

TOTAL	15,035 SF	ZONING	RM	FRNT	0
Nbhd	NBHD 12	NOTE			
St Ind	HARWICH ROAD				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	223,200	210,600
BUILDING	423,700	405,600
DETACHED	3,400	3,300
OTHER	0	0
TOTAL	**650,300**	**619,500**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	15 0.85	12X16	2005	192	20.77	3,400

PHOTO 04/05/2019

BLDG COMMENTS

BUILDING

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

MEASURE	4/5/2019	NF
LIST	11/5/2007	REO
REVIEW	12/27/2019	MR

YEAR BLT	1974	SIZE ADJ	1.000
NET AREA	1,964	DETAIL ADJ	1.000
$NLA(RCN)	$300	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	7	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	6	$7,800
GARAGE SPACES	1	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	3	W/W CARPET	1.00
INT FINISH	2	DRYWALL	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	1,964		49.85	97,915
+	BAS	L	BASE AREA	1,496	1974	226.78	339,263
B	AGR	N	ATT GARAGE	308		42.24	13,009
D	WDK	N	WOOD DECK	192		39.20	7,526
E	BAS	L	BASE AREA	468	1974	226.78	106,133
F	PTA	N	PATIO	480		12.72	6,106
	F11	O	FPL 1S 1OP	1		7,637.00	7,637
	GFP	O	GAS FIREPLACE	1		3,126.00	3,126

TOTAL RCN	588,515

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

EFF.YR/AGE	1977 / 46		
COND	28	28 %	
FUNC	0		
ECON	0		
DEPR	28	% GD	72
RCNLD			$423,700