

Key: 5837

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 6.061

LEGALLAND

CURRENT OWNER		PARCEL ID		LOCATION	
TRACY THOMAS K 255 GREAT FIELDS ROAD BREWSTER, MA 02631		46-24-0		255 GREAT FIELDS ROAD	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
TRACY THOMAS K		11/16/2009	F	24167-151	
TRACY DALE A & THOMAS K		07/23/2003	A	17315-089	1
TRACY THOMAS K		09/05/1997	QS	50,000	10935-339

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 %
62	01/31/2001	5	OTHER	6,800	01/31/2001		100 100
532	09/15/1999	7	ALTERATIONS	250	03/08/2000	LB	100 100
144	03/30/1999	3	OUT BUILDING	150	03/08/2000	LB	100 100
132	03/23/1999	1	NEW CONSTRUC	55,000	03/08/2000	LB	100 100

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	A 1.00	A 1.00	197,280	1.00	10 0.90	RM3 1.00			273,010
300	A	0.003	12 1.00	A 1.00	A 1.00	12,000	1.00	A 1.00	RM3 1.00			40

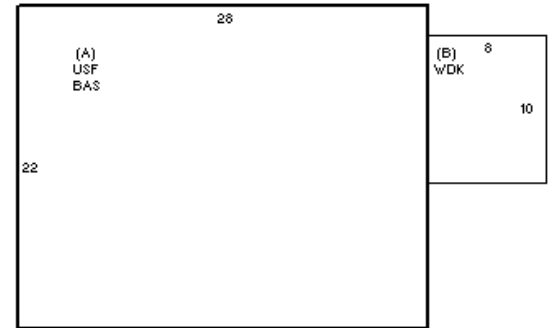
TOTAL	1.380 Acres	ZONING	RR	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 12	NOTE T=WETLANDS	LAND	273,100	257,600			
St Ind	AVERAGE		BUILDING	250,700	239,700			
Infl	AVERAGE		DETACHED	1,500	1,500			
			OTHER	0	0			
			TOTAL	525,300	498,800			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00 30 0.70	10X10	1990	100	22.01	1,500

PHOTO 09/13/2017



BLDG COMMENTS



DETACHED

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	9/13/2017	NF
MODEL	1		RESIDENTIAL	LIST	12/4/2007	REO
STYLE	5	1.05	COLONIAL [100%]	REVIEW	11/8/2017	TD
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	2000	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	302.062		
NET AREA	1,232	DETAIL ADJ	1.000	FOUNDATION	2	SLAB	0.95	A	BAS	L	BASE AREA	616	2000	290.87	179,176	CONDITION ELEM	CD		
\$NLA(RCN)	\$245	OVERALL	1.000	EXT COVER	1	WD SHINGLE	1.00	A	USF	L	UPPER STORY FIN	616	2000	183.85	113,250	EXTERIOR	A		
				ROOF SHAPE	1	GABLE	1.00	B	WDK	N	WOOD DECK	80		39.20	3,136	INTERIOR	A		
				ROOF COVER	1	ASPH/CMP SH	1.00									KITCHEN	A		
				FLOOR COVER	3	W/W CARPET	1.00									BATHS	A		
				INT FINISH	2	DRYWALL	1.00									HEAT/ELEC	A		
				HEATING/COOL	2	HOT WATER	1.00												
				FUEL SOURCE	2	GAS	1.00												
																		EFF.YR/AGE	2000 / 23
																		COND	17 17 %
																		FUNC	0
																		ECON	0
																		DEPR	17 % GD 83
																		RCNLD	\$250,700