Key: 5868

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 6,093

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
MEDEIROS RAYMOND J & MEDEIROS MARY ELIZABETH P O BOX 1495 BREWSTER, MA 02631	45-18-0	44 MASSASOIT TRAIL

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
MEDEIROS RAYMOND J &	06/22/1984	XX	93,000	4154-89

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	%
545	07/08/2014	3	OUT BUILDING	15,000	06/25/2015	MW	100	100
147	02/25/2013	7	ALTERATIONS	1,500	08/09/2014	RJM	100	100
352	12/09/1991	5	OTHER	250			100	100
239	08/27/1991	2	ADD	11,000	03/01/1992		100	100

LAND

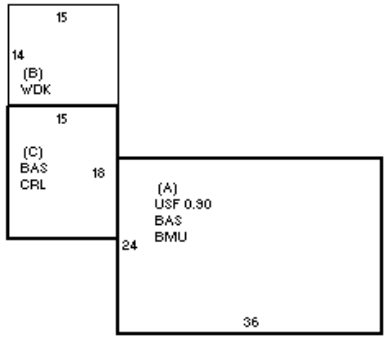
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	60,000	12 1.00	A 1.00	A 1.00	219,200	1.00	A 1.00	R03 1.00			303,350
300	A	0.823	12 1.00	A 1.00	A 1.00	12,000	1.00	A 1.00	R03 1.00			9,880

TOTAL 2.200 Acres ZONING RR FRNT 0

Nbhd	NBHD 12
St Ind	AVERAGE
Infl	AVERAGE

NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	313,200	295,500
BUILDING	372,200	356,600
DETACHED	29,400	29,000
OTHER	0	0
TOTAL	**714,800**	**681,100**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
IPV	G 1.20	20 0.80			750	38.41	23,000
SHF	A 1.00	50 0.50	6X8		48	22.94	600
SHF	L 0.80	80 0.20	16X16		256	15.87	800
SHF	A 1.00	10 0.90	14X20	2014	280	19.84	5,000

PHOTO 03/07/2008

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	5	1.05	COLONIAL [100%]
QUALITY	A	1.00	AVG [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	3/4/2008	JH
LIST	3/4/2008	EST
REVIEW	5/30/2008	SEJ

YEAR BLT	1970	SIZE ADJ	1.000
NET AREA	1,912	DETAIL ADJ	1.000
$NLA(RCN)	$286	OVERALL	1.050

CAPACITY	UNITS	ADJ
STORIES	2	1.00
ROOMS	7	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	6	$8,190
GARAGE SPACES	0	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	3	GAMBREL	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
A	BMU	N	BSMT UNFINISHED	864		61.95	53,525
+	BAS	L	BASE AREA	1,134	1970	266.59	302,313
A	USF	L	UPPER STORY FIN	778	1970	193.04	150,186
B	WDK	N	WOOD DECK	210		41.16	8,644
C	CRL	N	BSMT CRAWL	270		31.88	8,608
	F21	O	FPL 2S 1OP	1		10,658.60	10,659
	MST	O	MAS/METAL STACK	1		5,278.40	5,278

TOTAL RCN 547,402

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

EFF.YR/AGE 1970 / 53

COND	32	32 %	
FUNC	0		
ECON	0		
DEPR	32	% GD	68

RCNLD $372,200