Key: 5899

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 6,127

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
HAMMATT MARY PATRICIA TRUSTEE MARY PATRICIA HAMMATT LIV TR P O BOX 1112 SO ORLEANS, MA 02662	54-5-0	190 GRIFFITHS POND ROAD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
HAMMATT MARY PATRICIA TRU	06/16/2004	F	1	18721-028
HAMMATT MARY PATRICIA	06/12/2003	QS	650,000	17077-126
FULLJAMES GREGORY S & GRA	12/22/1997	QS	130,000	11131-081

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

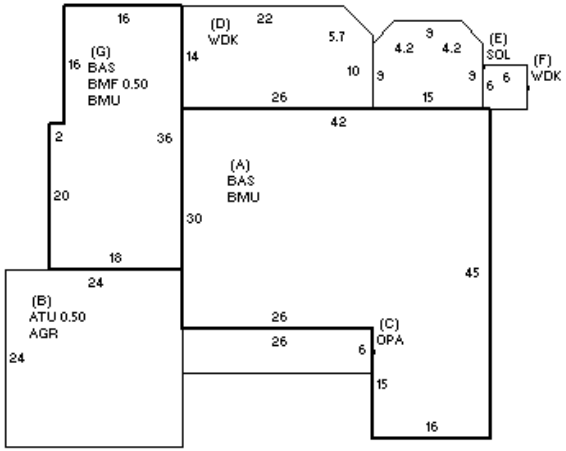
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
		14	CYCLICAL GRO		03/26/2019	NF	100	100
694	12/21/1998	5	OTHER	8,500			100	100
217	04/28/1998	5	OTHER	5,000			100	100
210	04/27/1998	1	NEW CONSTRUC	230,000	07/08/1999	JB	100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	33,650	12 1.00	12J 1.00	A 1.00	416,480	1.48	A 1.00	UPV 1.90			477,580

TOTAL	33,650 SF	ZONING	RM	FRNT	0
Nbhd	NBHD 12	NOTE	RE-DIVIDED FOR F/Y 97 LOT 9 ON PLAN 509/13-15		
St Ind	GRIFFITHS POND				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	477,600	450,600
BUILDING	849,400	812,200
DETACHED	0	0
OTHER	0	0
TOTAL	**1,327,000**	**1,262,800**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 03/26/2019

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	1	1.00	RANCH [100%]
QUALITY	G+	1.45	GOOD + [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	3/26/2019	NF
LIST	3/26/2019	NF
REVIEW	12/26/2019	MR

BLDG COMMENTS

PULL DOWN STAIRS TO ATTIC
BMF=FAM RM/HALF BATH

YEAR BLT	1998	SIZE ADJ	1.000
NET AREA	2,116	DETAIL ADJ	1.000
$NLA(RCN)	$490	OVERALL	1.050

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	7	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	11	$21,772
GARAGE SPACES	2	1.00
% BSMT FIN	0	1.00
# 1/2 BATHS	2	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	6	OTHER	1.00
INT FINISH	2	DRYWALL	1.00
HEATING/COOL	11	HTWT/CL AIR	1.05
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	2,116		72.58	153,581
+	BAS	L	BASE AREA	2,116	1998	337.77	714,715
B	AGR	N	ATT GARAGE	576		57.75	33,262
B	ATU	N	ATTIC UNF	288		81.30	23,415
C	OPA	N	OPEN PORCH	156		76.13	11,876
+	WDK	N	WOOD DECK	392		59.68	23,395
E	SOL	N	SOLARIUM	171		176.76	30,226
G	BMF	N	BSMT FINISH	308		61.41	18,914
	GFP	O	GAS FIREPLACE	1		4,759.30	4,759

TOTAL RCN	1,035,914

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

EFF.YR/AGE	1998 / 25		
COND	18	18 %	
FUNC	0		
ECON	0		
DEPR	18	% GD	82
RCNLD			$849,400