Key: 5902

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 6,130

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
ERIKSON LESLIE E & CAROL V C/O ERIKSON LESLIE E & CAROL A TRUSTEES 264 GRIFFITHS POND ROAD BREWSTER, MA 02631	54-2-0	264 GRIFFITHS POND ROAD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
ERIKSON LESLIE E & CAROL	02/15/2024	F	100	36223-41
ERIKSON LESLIE E & CAROL	08/10/2001	N	144,000	14127-158
DAVENPORT PALMER & DEWITT	12/22/1986	XX		5471-001

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

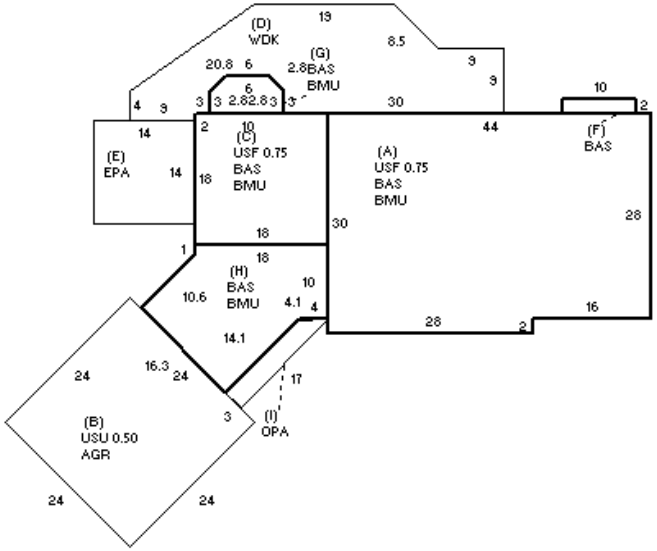
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
		7	ALTERATIONS		02/15/2018	JMG	100	100
82	02/24/2003	5	OTHER	11,500	05/09/2003	TN	100	100
430	07/16/2002	5	OTHER	6,000	05/09/2003	TN	100	100
196	04/05/2002	1	NEW CONSTRUC	356,000	06/22/2004	WH	100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	30,678	12 1.00	12J 1.00	A 1.00	416,480	1.59	A 1.00	UPV 1.90			466,220

TOTAL	30,666 SF	ZONING	RM	FRNT	0
Nbhd	NBHD 12	NOTE	RE-DIVIDED FOR F/Y 97 LOT 12 ON PLAN 509/13-15		
St Ind	GRIFFITHS POND				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	466,200	439,900
BUILDING	1,055,100	1,008,200
DETACHED	0	0
OTHER	0	0
TOTAL	**1,521,300**	**1,448,100**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 03/26/2019

BLDG COMMENTS

HATCH TO ATTIC

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.02	CAPE [100%]
QUALITY	G+	1.45	GOOD + [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	3/26/2019	NF
LIST	4/9/2019	NF
REVIEW	12/26/2019	MR

YEAR BLT	2002	SIZE ADJ	0.980
NET AREA	3,205	DETAIL ADJ	1.000
$NLA(RCN)	$392	OVERALL	1.030

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	8	1.00
BEDROOMS	4	1.00
BATHROOMS	3	1.00
FIXTURES	10	$19,416
GARAGE SPACES	2	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	1	HARDWOOD	1.00
INT FINISH	2	DRYWALL	1.00
HEATING/COOL	15	HTWT+DCTLS AC	1.01
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,976		72.97	144,187
+	USF	L	UPPER STORY FIN	1,209	2002	247.12	298,768
B	AGR	N	ATT GARAGE	576		55.51	31,976
B	USU	N	UPPER STORY UNF	288		82.59	23,787
D	WDK	N	WOOD DECK	554		57.37	31,786
E	EPA	N	ENCLOSED PORCH	196		111.93	21,938
+	BAS	L	BASE AREA	1,996	2002	331.92	662,517
I	OPA	N	OPEN PORCH	45		73.18	3,293
	F21	O	FPL 2S 1OP	1		14,857.30	14,857
	ODS	O	OUTDOOR SHOWER	1		3,534.70	3,535

TOTAL RCN	1,256,059

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

EFF.YR/AGE	2002 / 21		
COND	16	16 %	
FUNC	0		
ECON	0		
DEPR	16	% GD	84
RCNLD	$1,055,100		