

Key: 5905

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 6.133

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LAND

| CURRENT OWNER | | PARCEL ID | | LOCATION | |
|--|--|------------|----|-------------------------|--------------|
| NATHANSON GERALD W & GALE W 275 GRIFFITHS POND ROAD BREWSTER, MA 02631 | | 53-19-0 | | 275 GRIFFITHS POND ROAD | |
| TRANSFER HISTORY | | DOS | T | SALE PRICE | BK-PG (Cert) |
| NATHANSON GERALD W & GALE | | 01/29/2001 | QS | 589,000 | 13519-090 |
| MAHAIRAS NICK I & ROBIN H | | 07/27/1999 | QS | 144,000 | 12434-308 |
| 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 % |
| 289 | 04/01/2019 | 7 | ALTERATIONS | 17,000 | 07/16/2020 | NF | 100 100 |
| 884 | 10/30/2015 | 77 | SOLAR PANELS | 16,000 | 05/05/2016 | WFF | 100 100 |
| 678 | 09/08/2015 | 7 | ALTERATIONS | 12,890 | 05/05/2016 | WFF | 100 100 |
| 587 | 10/10/2000 | 5 | OTHER | 25,900 | 06/07/2001 | LB | 100 100 |
| 588 | 10/10/2000 | 5 | OTHER | 9,000 | 06/07/2001 | LB | 100 100 |

LAND

| CD | T | AC/SF/UN | Nbhd | St Ind | Infl | ADJ BASE | SAF | Topo | Lpi | VC | CREDIT AMT | ADJ VALUE | |
|-----|---|----------|------|--------|------------|----------|---------|------|-----|------|------------|-----------|---------|
| 100 | S | 37,852 | 12 | 1.00 | 12J 1.00 A | 1.00 | 416,480 | 1.37 | A | 1.00 | UPV | 1.90 | 494,150 |

| TOTAL | 37,854 SF | ZONING | RM | FRNT | 0 | ASSESSED | CURRENT | PREVIOUS |
|--------|----------------|------------------|---|-----------|-----------|----------|---------|----------|
| Nbhd | NBHD 12 | N O T E | RE-DIVIDED FOR F/Y 97 LOT 15 ON PLAN 509/13-15 | | | LAND | 494,200 | 466,200 |
| St Ind | GRIFFITHS POND | | BUILDING | 1,165,900 | 1,101,000 | | | |
| Infl | AVERAGE | | DETACHED | 0 | 0 | | | |
| | | | OTHER | 0 | 0 | | | |
| | | | TOTAL | 1,660,100 | 1,567,200 | | | |

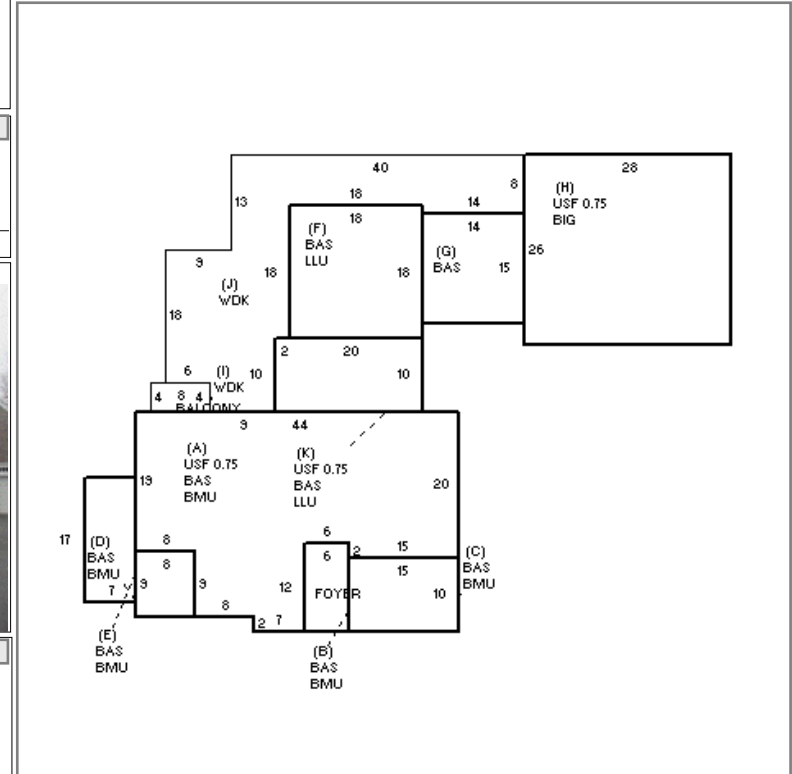
DET
ACHED

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|----|------|------|----------|----|-------|-----------|-------|
| | | | | | | | |

PHOTO 05/05/2016



| BLDG COMMENTS |
|---------------|
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| BUILDING | CD | ADJ | DESC | MEASURE | 3/26/2019 | REF |
|----------|----|------|-----------------|---------|-----------|-----|
| MODEL | 1 | | RESIDENTIAL | LIST | 11/8/2007 | REO |
| STYLE | 4 | 1.02 | CAPE [100%] | REVIEW | 7/23/2020 | MR |
| QUALITY | G+ | 1.45 | GOOD + [100%] | | | |
| FRAME | 1 | 1.00 | WD FRAME [100%] | | | |

| YEAR BLT | 2001 | SIZE ADJ | 0.970 | ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN | TOTAL RCN | 1,355,736 |
|------------|-------|------------|-------|--------------|----|-------------|------|---|-----|---|-----------------|-------|------|-----------|---------|-----------|-----------|
| NET AREA | 3,583 | DETAIL ADJ | 1.000 | FOUNDATION | 4 | FLR & WALL | 1.00 | + | BMU | N | BSMT UNFINISHED | 1,407 | | 77.72 | 109,356 | | |
| \$NLA(RCN) | \$378 | OVERALL | 1.050 | EXT COVER | 2 | CLAPBOARD | 1.00 | + | USF | L | UPPER STORY FIN | 1,442 | 2001 | 238.27 | 343,579 | | |
| | | | | ROOF SHAPE | 1 | GABLE | 1.00 | + | BAS | L | BASE AREA | 396 | 2001 | 327.64 | 129,744 | | |
| | | | | ROOF COVER | 1 | ASPH/CMP SH | 1.00 | + | LLU | N | LOWER LEVEL UNF | 524 | | 131.91 | 69,121 | | |
| | | | | FLOOR COVER | 1 | HARDWOOD | 1.00 | + | BAS | L | BASE AREA | 1,745 | 2001 | 327.63 | 571,720 | | |
| | | | | INT FINISH | 1 | PLASTER | 1.00 | H | BIG | N | BUILT-IN GARAGE | 728 | | 70.23 | 51,131 | | |
| | | | | HEATING/COOL | 9 | WARM/CL AIR | 1.03 | + | WDK | N | WOOD DECK | 704 | | 57.89 | 40,756 | | |
| | | | | FUEL SOURCE | 2 | GAS | 1.00 | | F21 | O | FPL 2S 1OP | 1 | | 14,991.30 | 14,991 | | |
| | | | | | | | | | ODS | O | OUTDOOR SHOWER | 1 | | 3,566.50 | 3,567 | | |

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

| EFF. YR/AGE | 2005 / 18 |
|-------------|-------------|
| COND | 14 14 % |
| FUNC | 0 |
| ECON | 0 |
| DEPR | 14 % GD 86 |
| RCNLD | \$1,165,900 |