

Key: 5928

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 6.154

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
KUEHN ANDREAS K & STACEY L 19 BOULDER BROOK ROAD EAST SANDWICH, MA 02537				54-37-0				67-69 GRIFFITHS POND ROAD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
KUEHN ANDREAS K & STACEY				06/04/2021	QS	495,000	34180-338				
STOUT MARVIN A &				10/30/2008	A		1 23243-94				
STOUT MARVIN A JR				12/31/1990	QS	105,000	7399-113				


CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1040	100	TWO FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
863	09/21/2021	7	ALTERATIONS	2,200	04/28/2022	TCK	100	100
862	09/21/2021	7	ALTERATIONS	2,200	04/28/2022	TCK	100	100
	06/04/2021	15	SALE REVIEW	495,000	03/24/2022	JMG	100	100
30	01/28/1991	5	OTHER	8,500	03/01/1992		100	100

LAND

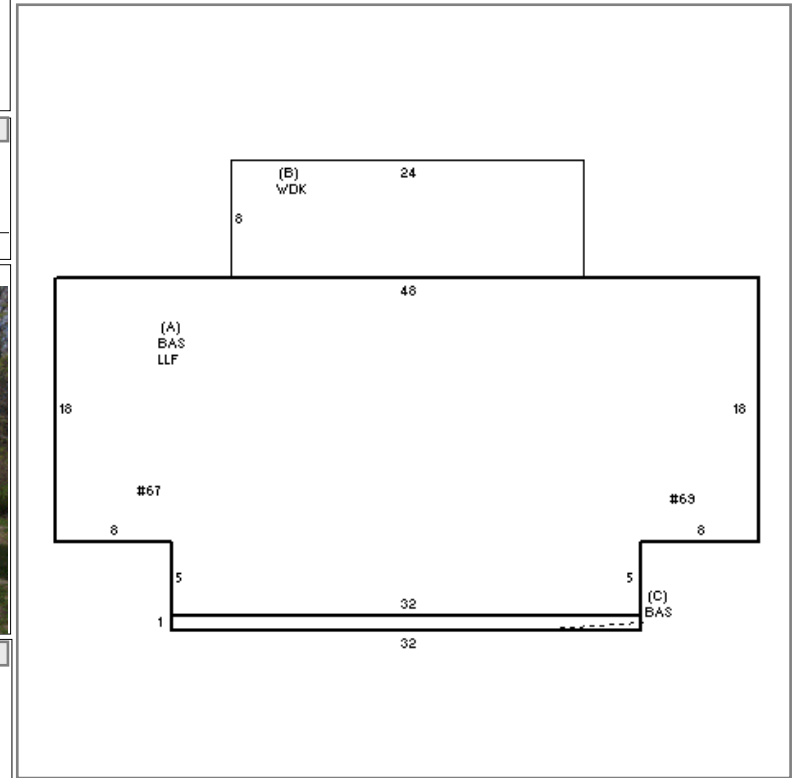
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	34,500	12	1.00	A	1.00	A	1.00	197,280	1.46	10	0.90	R03	1.00		227,980

TOTAL	34,500 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 12	N O T E T=POWER LINES	LAND	228,000	215,100			
St Ind	AVERAGE		BUILDING	288,700	276,600			
Infl	AVERAGE		DETACHED	0	0			
			OTHER	0	0			
<b>TOTAL</b>				<b>516,700</b>	<b>491,700</b>			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	04/28/2022
									

BUILDING	CD	ADJ	DESC	MEASURE	3/28/2019	NF	BLDG COMMENTS
MODEL	1		RESIDENTIAL	LIST	3/28/2019	EST	BOTH UNITS: 1ST FLOOR = LR/KITCHEN/HALF BATH; LLF=2 BR/BATH
STYLE	11	1.00	DUPLEX [100%]	REVIEW	3/24/2022	JMG	
QUALITY	A	1.00	AVG [100%]				
FRAME	1	1.00	WD FRAME [100%]				



BUILDING

YEAR BLT	1974	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	400,907
NET AREA	2,080	DETAIL ADJ	0.950	FOUNDATION	4	FLR & WALL	1.00	A	LLF	L	LOWER LEVEL FIN	1,024	1974	116.49	119,281	CONDITION ELEM	CD
\$NLA(RCN)	\$193	OVERALL	1.000	EXT COVER	1	WD SHINGLE	1.00	B	WDK	N	WOOD DECK	192		37.24	7,150	EXTERIOR	A
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,056	1974	248.23	262,126	INTERIOR	A
				ROOF COVER	1	ASPH/CMP SH	1.00									KITCHEN	A
				FLOOR COVER	3	W/W CARPET	1.00									BATHS	G
				INT FINISH	2	DRYWALL	1.00									HEAT/ELEC	A
				HEATING/COOL	2	HOT WATER	1.00									EFF.YR/AGE	1977 / 46
				FUEL SOURCE	1	OIL	1.00									COND	28 28 %
																FUNC	0
																ECON	0
																DEPR	28 % GD 72
																RCNLD	\$288,700