

Key: 5946

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 6.170

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION				
O'DELL SANDY S & O'DELL LINDA L 138 TUBMAN ROAD BREWSTER, MA 02631				47-38-0				138 TUBMAN ROAD				
				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)	
				O'DELL SANDY S & BRINTNALL JOHN E & SAMANT THACHER SARAH W				09/27/2018	V	405,000	31559-46	
						05/29/2012	V	307,000	26369-57			
						03/12/2008	F		22746-328			

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	%
669	09/27/2018	15	SALE REVIEW	405,000	06/26/2019	JMG	100	100
	08/06/2018	7	ALTERATIONS	300	07/25/2019	NF	100	100


LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	41,925	12 1.00	A 1.00	A 1.00	219,200	1.27	A 1.00	RM3	1.00		268,480

TOTAL	41,925 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 12	NOTE REFER TO MAP 35 PARCEL 015A FOR CORNER LOT				LAND	268,500	253,300
St Ind	AVERAGE		BUILDING	313,900	300,800			
Infl	AVERAGE		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	582,400	554,100

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								07/25/2019



BUILDING	CD	ADJ	DESC	MEASURE	12/28/2017	NF
MODEL	1		RESIDENTIAL	LIST	12/28/2017	EST
STYLE	1	1.00	RANCH [100%]	REVIEW	8/6/2019	EMZ
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS

BUILDING

YEAR BLT	1954	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	461,631
NET AREA	1,352	DETAIL ADJ	1.000	FOUNDATION	5	OTHER	1.00	+	BMU	N	BSMT UNFINISHED	1,352		54.34	73,466		
\$NLA(RCN)	\$341	OVERALL	1.000	EXT COVER	1	WD SHINGLE	1.00	A	BMF	N	BSMT FINISH	400		40.34	16,134		
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,352	1954	246.50	333,268		
				ROOF COVER	1	ASPH/CMP SH	1.00	+	WDK	N	WOOD DECK	420		39.20	16,464		
				FLOOR COVER	1	HARDWOOD	1.00		BMG	O	BSMT GARAGE	1		4,447.00	4,447		
				INT FINISH	2	DRYWALL	1.00		F11	O	FPL 1S 1OP	1		7,637.00	7,637		
				HEATING/COOL	2	HOT WATER	1.00		ODS	O	OUTDOOR SHOWER	1		2,415.00	2,415		
				FUEL SOURCE	1	OIL	1.00										
																CONDITION ELEM	CD
																EXTERIOR	A
																INTERIOR	G
																KITCHEN	V
																BATHS	G
																HEAT/ELEC	A
																EFF.YR/AGE	1969 / 54
																COND	32 32 %
																FUNC	0
																ECON	0
																DEPR	32 % GD 68
																RCNLD	\$313,900

