

Key: 5953

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 6.177

LEGALS

LAND

DETACHED

BUILDING

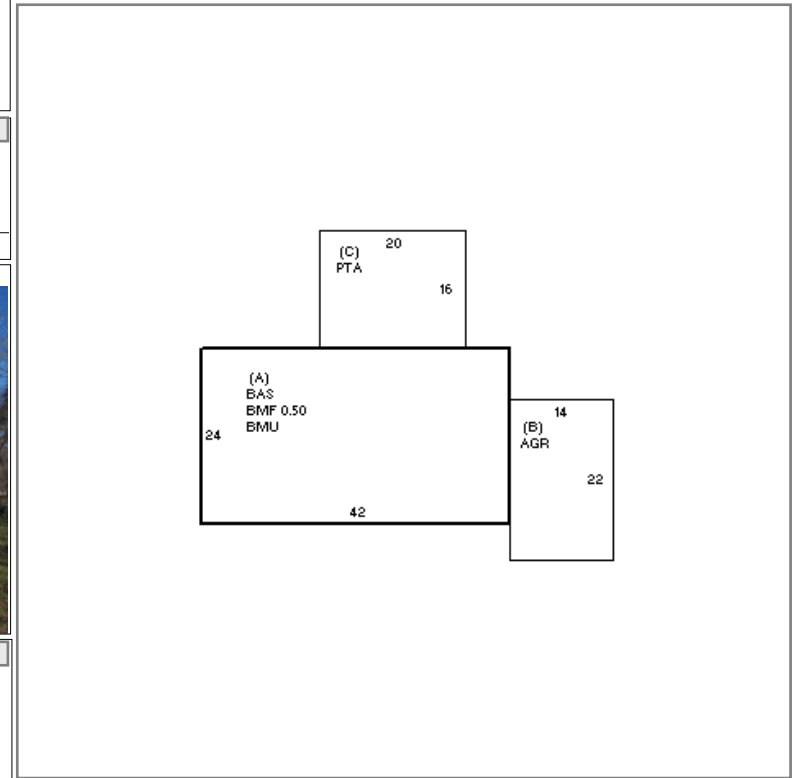
CURRENT OWNER				PARCEL ID				LOCATION			
RICE ANNE E C/O JOSHUA RICE 171 WESTMORELAND AVENUE LONG MEADOW, MA 01106				55-22-0				261 TUBMAN ROAD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
RICE ANNE E				06/08/2005	A	19913-188	1				
RICE JOSHUA G				04/09/2001	A	13710-030					
RICE ANNE				11/19/1984	XX	4322-90					

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	%
266	03/28/2022	7	ALTERATIONS	50,000	03/21/2023	TCK	100	100
34	01/10/2019	7	ALTERATIONS	3,950	07/22/2019	NF	100	100
1056	12/14/2018	7	ALTERATIONS	3,950	07/22/2019	NF	100	100
623	07/23/2018	7	ALTERATIONS	4,000	07/22/2019	NF	100	100
129	02/24/2016	77	SOLAR PANELS	15,444	03/03/2017	NF	100	100

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	19,000	12 1.00	A 1.00	A 1.00	219,200	2.31	A 1.00	RM3	1.00		220,970

TOTAL	19,000 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 12	NOTE	LAND	221,000	208,500			
St Ind	AVERAGE		BUILDING	240,300	230,100			
Infl	AVERAGE		DETACHED	0	0			
			OTHER	0	0			
<b>TOTAL</b>			<b>TOTAL</b>	<b>461,300</b>	<b>438,600</b>			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	4/2/2019	NF
MODEL	1		RESIDENTIAL	LIST	4/2/2019	NF
STYLE	1	1.00	RANCH [100%]	REVIEW	4/7/2023	TCK
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS  
BMF=1 RM  
27 SOLAR PANELS

YEAR BLT	1970	SIZE ADJ	1.000
NET AREA	1,008	DETAIL ADJ	1.000
\$NLA(RCN)	\$351	OVERALL	0.950
CAPACITY		UNITS	ADJ
STORIES	1	1.00	
ROOMS	5	1.00	
BEDROOMS	2	1.00	
BATHROOMS	1	1.00	
FIXTURES	3	\$3,705	
GARAGE SPACES	1	1.00	
% BSMT FIN	50	1.00	
# 1/2 BATHS	0	1.00	
# OF UNITS	1	1.00	

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,008		53.64	54,069
EXT COVER	1	WD SHINGLE	1.00	A	BMF	N	BSMT FINISH	504		38.32	19,313
ROOF SHAPE	1	GABLE	1.00	A	BAS	L	BASE AREA	1,008	1970	248.23	250,211
ROOF COVER	1	ASPH/CMP SH	1.00	B	AGR	N	ATT GARAGE	308		40.13	12,359
FLOOR COVER	1	HARDWOOD	1.00	C	PTA	N	PATIO	320		12.84	4,109
INT FINISH	2	DRYWALL	1.00		F11	O	FPL 1S 10P	1		7,255.20	7,255
HEATING/COOL	5	ELECTRIC BB	1.00		ODS	O	OUTDOOR SHOWER	1		2,294.30	2,294
FUEL SOURCE	3	ELECTRIC	0.95								

TOTAL RCN	353,315
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT/ELEC	A
EFF.YR/AGE	1970 / 53
COND	32 32 %
FUNC	0
ECON	0
DEPR	32 % GD 68
RCNLD	\$240,300