Key: 5954

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 6,178

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
CARLOZZI MARTHA E TRUSTEE **267 ALDEN DRIVE** **BREWSTER, MA 02631**	**55-49-0**	**267 ALDEN DRIVE**

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
CARLOZZI MARTHA E TRUSTEE	07/12/2019	F	1	32151-248
CARLOZZI MARTHA ELLEN	06/14/2019	QS	361,500	32090-303
BONGIOLATTI DANIE L TRUST	09/29/2016	F	1	29967-10

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	%
990	10/29/2021	7	ALTERATIONS	11,254	05/03/2022	TCK	100	100
794	09/10/2019	7	ALTERATIONS	33,386	07/15/2020	NF	100	100
	06/14/2019	16	MLS REVIEW	361,500	06/10/2020	JMG	100	100
13	01/04/2017	7	ALTERATIONS	3,500	05/01/2018	NF	100	100
205	04/09/2015	7	ALTERATIONS	1,200	05/05/2016	WFF	100	100

LAND

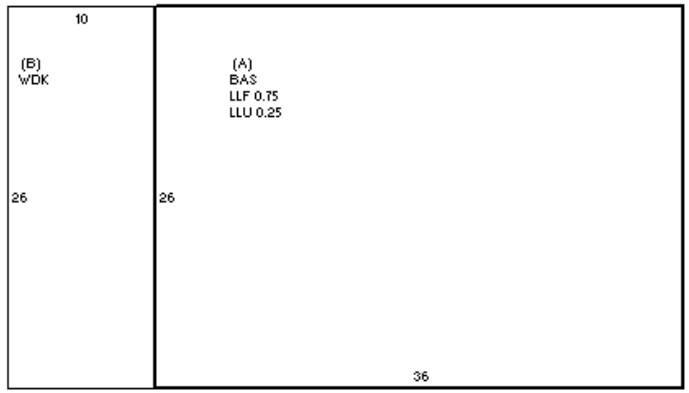
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	18,500	12 1.00	12K 1.00	A 1.00	230,160	2.36	A 1.00	R05 1.05			230,800

TOTAL	18,500 SF	ZONING	RM	FRNT	0

Nbhd	NBHD 12
St Ind	SCHOOLHOUSE
Infl	AVERAGE

NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	230,800	217,700
BUILDING	299,400	286,400
DETACHED	0	0
OTHER	0	0
TOTAL	**530,200**	**504,100**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 07/16/2020

BLDG COMMENTS

LLF=FAMR RM/ART RM/BATH (PER PLANS 7/29/20)

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	1	1.00	RANCH [100%]
QUALITY	A	1.00	AVG [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	3/21/2019	NF
LIST	3/21/2019	EST
REVIEW	5/23/2022	MR

YEAR BLT	1970	SIZE ADJ	1.000
NET AREA	1,638	DETAIL ADJ	1.000
$NLA(RCN)	$234	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	5	1.00
BEDROOMS	2	1.00
BATHROOMS	2	1.00
FIXTURES	6	$7,800
GARAGE SPACES	0	1.00
% BSMT FIN	75	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	3	WD PANEL	1.00
HEATING/COOL	2	HOT WATER	1.00
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	LLU	N	LOWER LEVEL UNF	234		92.40	21,622
A	LLF	L	LOWER LEVEL FIN	702	1970	132.05	92,698
A	BAS	L	BASE AREA	936	1970	266.22	249,182
B	WDK	N	WOOD DECK	260		39.20	10,192
	ODS	O	OUTDOOR SHOWER	1		2,415.00	2,415

TOTAL RCN 383,909

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

EFF.YR/AGE 1989 / 34

COND	22	22 %	
FUNC	0		
ECON	0		
DEPR	22	% GD	78

RCNLD $299,400