Key: 5964

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 6,190

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
STAPLETON MARY A & FRANK M TRUSTEES MARY A STAPLETON REVOCABLE TRUST 62 LEDGEWOOD ROAD DEDHAM, MA 02026	55-2-0	9 SUSAN LANE

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
STAPLETON MARY A & FRANK	01/13/2015	F	10	28627-124
STAPLETON MARIE A	03/20/2000	A	100	12889-237
STAPLETON FRANK M & MARIE	02/01/1990	QS	58,000	7043-178

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	%
104	03/22/1993	3	OUT BUILDING	1,000			100	100
292	07/23/1992	5	OTHER	500			100	100
77	03/17/1992	1	NEW CONSTRUC	80,000	03/01/1994		100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	21,700	12 1.00	12K 1.00	A 1.00	230,160	2.07	A 1.00	R05 1.05			237,600

TOTAL	21,700 SF	ZONING	RM	FRNT	0

Nbhd	NBHD 12
St Ind	SCHOOLHOUSE
Infl	AVERAGE

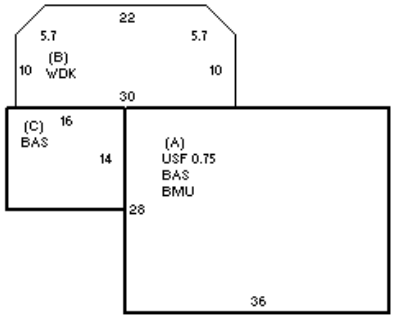
NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	237,600	224,200
BUILDING	444,400	425,000
DETACHED	1,500	1,500
OTHER	0	0
TOTAL	**683,500**	**650,700**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	30 0.70	8 X 12		96	22.01	1,500

PHOTO 03/21/2019



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.02	CAPE [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	12/23/2019	MR

YEAR BLT	1992	SIZE ADJ	1.000
NET AREA	1,988	DETAIL ADJ	1.000
$NLA(RCN)	$283	OVERALL	1.050

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	7	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	6	$8,190
GARAGE SPACES	0	1.00
% BSMT FIN	0	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	3	W/W CARPET	1.00
INT FINISH	2	DRYWALL	1.00
HEATING/COOL	9	WARM/CL AIR	1.03
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	1,008		59.29	59,761
A	USF	L	UPPER STORY FIN	756	1992	193.04	145,939
B	WDK	N	WOOD DECK	404		41.16	16,629
+	BAS	L	BASE AREA	1,232	1992	258.83	318,872
	F21	O	FPL 2S 1OP	1		10,658.60	10,659
	ODS	O	OUTDOOR SHOWER	1		2,535.80	2,536

TOTAL RCN	562,585

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

EFF.YR/AGE	1992 / 31	
COND	21	21 %
FUNC	0	
ECON	0	
DEPR	21	% GD 79
RCNLD		$444,400