

Key: 5968

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 6.194

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CURRENT OWNER		PARCEL ID		LOCATION	
VALENTINO SARA TUBMAN & VALENTINO STEPHEN V 60 GRIFFITHS POND ROAD BREWSTER, MA 02631		54-12-0		60 GRIFFITHS POND ROAD	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
VALENTINO SARA TUBMAN & TUBMAN SARA L		09/23/2005 06/26/1997	A A	20291-183 10821-322	100

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 %
425	05/30/2017	30	ABATEMENT RE		11/20/2023	JMG	100 100
NP		5	OTHER	2,400	06/06/2018	NF	100 100
146	03/21/2000	12	CYCLICAL NON	2,500	11/09/2007	REO	100 100
760	12/27/1999	2	ADD	6,000	06/12/2001	SJM	100 100
		5	OTHER				100 100

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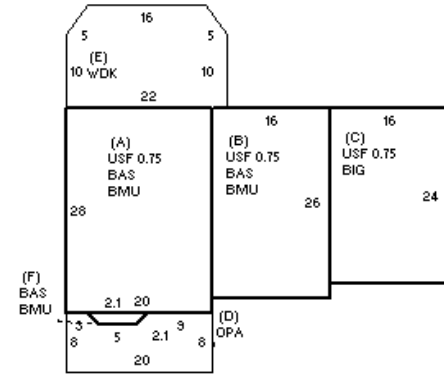
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE		
100	S	60,000	12	1.00	A	1.00	A	1.00	197,280	1.00	10	0.90 R03	1.00	273,010
300	A	0.473	12	1.00	A	1.00	A	1.00	12,000	1.00	A	1.00 R03	1.00	5,680

\* -- Previous value excludes abatement.

TOTAL	1.850 Acres	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 12	N O T E	T - Powerlines			LAND	278,700	291,500
St Ind	AVERAGE		LAND	551,700	529,300			
Infl	AVERAGE		DETACHED	1,100	1,500			
			OTHER	0	0			
			TOTAL	831,500	822,300			

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TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	-	0.90 40 0.60	8X12		96	19.81	1,100



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BUILDING	CD	ADJ	DESC	MEASURE	11/20/2023	JMG
MODEL	1		RESIDENTIAL	LIST	11/20/2023	JMG
STYLE	4	1.02	CAPE [100%]	REVIEW	11/20/2023	JMG
QUALITY	A+	1.20	AVG + [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS

YEAR BLT	1998	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	689.661		
NET AREA	2,006	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	986		72.92	71,903	CONDITION ELEM	CD		
\$NLA(RCN)	\$344	OVERALL	1.030	EXT COVER	1	WD SHINGLE	1.00	+	BAS	L	BASE AREA	986	1998	329.05	324,441	EXTERIOR	A		
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	1,020	1998	217.96	222,321	INTERIOR	F		
				ROOF COVER	1	ASPH/CMP SH	1.00	C	BIG	N	BUILT-IN GARAGE	384		65.62	25,197	KITCHEN	A		
				FLOOR COVER	1	HARDWOOD	1.00	D	OPA	N	OPEN PORCH	150		61.80	9,270	BATHS	A		
				INT FINISH	1	PLASTER	1.00	E	WDK	N	WOOD DECK	296		48.45	14,341	HEAT/ELEC	A		
				HEATING/COOL	15	HTWT+DCTLS AC	1.01	F21	O		FPL 2S 1OP	1		12,546.60	12,547				
				FUEL SOURCE	2	GAS	1.00												
CAPACITY		UNITS	ADJ															EFF.YR/AGE	1993 / 30
STORIES		1.75	1.00															COND	20 20 %
ROOMS		6	1.00															FUNC	0
BEDROOMS		3	1.00															ECON	0
BATHROOMS		2	1.00															DEPR	20 % GD 80
FIXTURES		6	\$9,641															RCNLD	\$551,700
GARAGE SPACES		1	1.00																
% BSMT FIN		0	1.00																
# 1/2 BATHS		0	1.00																
# OF UNITS		1	1.00																