

Key: 6044

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 6.271

LEGAL

LAND

CURRENT OWNER										PARCEL ID				LOCATION			
HYDE ROSAMOND 51 FRANK D LAWRENCE ROAD BREWSTER, MA 02631										34-45-0				51 FRANK D LAWRENCE ROAD			
TRANSFER HISTORY										DOS	T	SALE PRICE	BK-PG (Cert)				
HYDE ROSAMOND										06/18/1998	H		N/A-N/A				
GAGE ROSAMOND R ESTATE OF										07/28/1993	L	80,000	8698-320				
ROSAMOND R GAGE										04/14/1993	L	96,900	N/A-N/A				

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	%
NP 2020-6	11/01/1961	12	CYCLICAL NON		01/15/2008	JH	100	100
		13	SPLIT/SUB/LA		07/29/2019	JMG	100	100

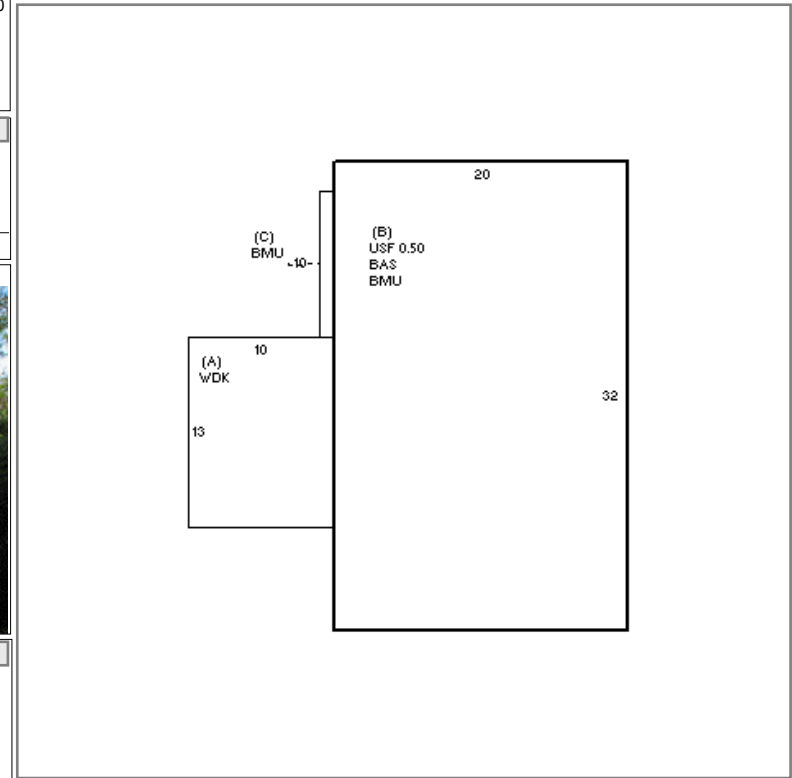
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	30,492	12	1.00	12N	1.00	A	1.00	416,480	1.60	A	1.00	PF4	1.90		465,550
350	A	2,600	12	1.00	12N	1.00	A	1.00	315	1.00	CRP	0.15	TWP	1.00		820

TOTAL	3.300 Acres		ZONING	RR	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 12		N O T E	CONSERVATION RESTRICTION Bk 3873 Pg 99; FY 96 IN PERPETUITY FY2020 Adjust Wetlands; FY 08 corrected area.			LAND	466,400	440,000
St Ind	MILL POND			BUILDING	162,700	153,600			
Infl	AVERAGE			DETACHED	0	0			
				OTHER	0	0			
				TOTAL	629,100	593,600			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS



DETACHED

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	10/11/2017	NF
MODEL	1		RESIDENTIAL	LIST	1/15/2008	JH
STYLE	4	1.02	CAPE [100%]	REVIEW	11/15/2017	TD
QUALITY	L	0.75	LOW COST [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	1969	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	960	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	WDK	N	WOOD DECK	130		29.99	3,898
\$NLA(RCN)	\$249	OVERALL	1.020	EXT COVER	1	WD SHINGLE	1.00	+	BMU	N	BSMT UNFINISHED	650		47.66	30,981
				ROOF SHAPE	1	GABLE	1.00	B	BAS	L	BASE AREA	640	1969	222.52	142,410
				ROOF COVER	1	ASPH/CMP SH	1.00	B	USF	L	UPPER STORY FIN	320	1969	142.08	45,466
				FLOOR COVER	1	HARDWOOD	1.00	F21	O	FPL 2S 1OP	1		7,765.50	7,766	
				INT FINISH	4	WALL BOARD	1.00	MST	O	MAS/METAL STACK	1		3,845.70	3,846	
				HEATING/COOL	1	FORCED AIR	1.00	ODS	O	OUTDOOR SHOWER	1		1,847.50	1,848	
				FUEL SOURCE	2	GAS	1.00								

TOTAL RCN	239,197	
CONDITION ELEM CD		
EXTERIOR	A	
INTERIOR	A	
KITCHEN	A	
BATHS	A	
HEAT/ELEC	A	
EFF.YR/AGE 1969 / 54		
COND	32	32 %
FUNC	0	
ECON	0	
DEPR	32	% GD 68
RCNLD	\$162,700	