

Key: 6068

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 6.298

LEGAL

CURRENT OWNER		PARCEL ID		LOCATION	
WATSON RANDALL D 133 HORNBEAM HILL ROAD BREWSTER, MA 02631		34-26-0		133 HORNBEAM HILL ROAD	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
WATSON RANDALL D		12/17/1996	F	100	10527-340
FRANK & LUCILLE HANAUER		04/25/1996	P	14,500	N/A-N/A

CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD	
1010	100	SINGLE FAMILY			1	1 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st %
558	08/21/2006	18	OWNER REQUES NEW CONSTRUC	400,000	03/02/2022 06/05/2024	JMG TCK	100 60 100 60 60

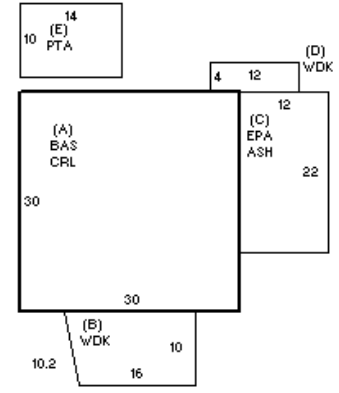
LAND

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	12F	1.00	A	1.00	312,360	1.00	25	0.75 PF4	1.90	432,270
300	A	1,203	12	1.00	12F	1.00	A	1.00	17,100	1.00	25	0.75 PF4	1.90	20,570

TOTAL	2.580 Acres	ZONING	RL	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 12	NOTE T = ESMT/SLOPE	LAND	452,800	427,200			
St Ind	LELAND/CRANE		BUILDING	210,300	201,800			
Infl	AVERAGE		DETACHED	0	0			
			OTHER	129,900	125,200			
			<b>TOTAL</b>	<b>793,000</b>	<b>754,200</b>			

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	06/14/2024
									



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	3/2/2022	JMG
MODEL	1		RESIDENTIAL	LIST	3/2/2022	EST
STYLE	6	1.05	COTT/BUNGLW [100%]	REVIEW	6/14/2024	EMZ
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	1962	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	339,255	
NET AREA	900	DETAIL ADJ	1.000	FOUNDATION	1	PIER	1.00	A	CRL	N	BSMT CRAWL	900		28.14	25,326	CONDITION ELEM	CD	
\$NLA(RCN)	\$377	OVERALL	1.050	EXT COVER	1	WD SHINGLE	1.00	A	BAS	L	BASE AREA	900	1962	289.88	260,896	EXTERIOR	F	
CAPACITY		UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	+	WDK	N	WOOD DECK	218		41.16	8,973	INTERIOR	A	
STORIES	1	1.00		ROOF COVER	1	ASPH/CMP SH	1.00	C	ASH	N	ATT SHED	264		26.48	6,990	KITCHEN	A	
ROOMS	4	1.00		FLOOR COVER	2	SOFTWOOD	1.00	C	EPA	N	ENCLOSED PORCH	264		76.07	20,083	BATHS	A	
BEDROOMS	2	1.00		INT FINISH	2	DRYWALL	1.00	E	PTA	N	PATIO	140		16.70	2,337	HEAT/ELEC	A	
BATHROOMS	1	1.00		HEATING/COOL	1	FORCED AIR	1.00	F11	O	FPL 1S 1OP	1		8,018.90	8,019				
FIXTURES	3	\$4,095		FUEL SOURCE	2	GAS	1.00	ODS	O	OUTDOOR SHOWER	1		2,535.80	2,536				
GARAGE SPACES	0	1.00																
% BSMT FIN	0	1.00																
# 1/2 BATHS	0	1.00																
# OF UNITS	1	1.00																

EFF.YR/AGE	1957 / 66
COND	38 38 %
FUNC	0
ECON	0
DEPR	38 % GD 62
RCNLD	\$210,300

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9/17/2024 2:15 pm SEQ #: 6.299

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
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TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				

CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				2	2 of 2	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

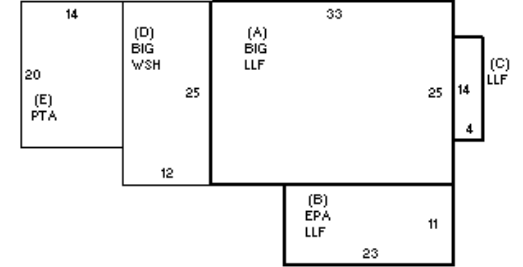
LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE

TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND BUILDING DETACHED OTHER TOTAL	129,900	
St Ind					
Infl					

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS

BUILDING	CD	ADJ	DESC	MEASURE	3/2/2022	JMG
MODEL	1		RESIDENTIAL	LIST	3/2/2022	JMG
STYLE	17	0.90	GAR/QTRS [100%]	REVIEW	6/14/2024	EMZ
QUALITY	G	1.30	GOOD [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BUILDING

YEAR BLT	2006	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	282,390	
NET AREA	1,134	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	LLF	L	LOWER LEVEL FIN	1,134	2006	143.46	162,685	CONDITION ELEM	CD	
\$NLA(RCN)	\$249	OVERALL	0.900	EXT COVER	2	CLAPBOARD	1.00	A	BIG	N	BUILT-IN GARAGE	825		55.64	45,905	EXTERIOR	A	
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	B	EPA	N	ENCLOSED PORCH	253	84.77	21,446	INTERIOR	A	
STORIES	2	1.00		ROOF COVER	1	ASPH/CMP SH	1.00	D	WSH	N	WORKSHOP	300		94.19	28,256	KITCHEN	A	
ROOMS	0	1.00		FLOOR COVER	0		1.00	D	BIG	N	BUILT-IN GARAGE	300		64.70	19,410	BATHS	A	
BEDROOMS	0	1.00		INT FINISH	0		1.00	E	PTA	N	PATIO	280		16.74	4,688	HEAT/ELEC	A	
BATHROOMS	0	1.00		HEATING/COOL	0		1.00											
FIXTURES	0	.00		FUEL SOURCE	0		1.00											
GARAGE SPACES	0	1.00																
% BSMT FIN	0	1.00																
# 1/2 BATHS	0	1.00																
# OF UNITS	0	1.00																
																EFF.YR/AGE	2006 / 17	
																COND	14 14 %	
																FUNC	40 UC	
																ECON	0	
																DEPR	54 % GD 46	
																RCNLD	\$129,900	