Key: 6116

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 6,350

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
KARBER RUSSELL J & JANET L 154 DILLINGHAM ROAD BREWSTER, MA 02631	24-17-0	154 DILLINGHAM ROAD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
KARBER RUSSELL J & JANET	12/13/1973	XX		1977-182

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		12	CYCLICAL NON		01/10/2008	JH	100	100
588	10/16/1997	2	ADD	6,000	06/26/1998	BC	100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	18,665	12 1.00	12M 1.00	A 1.00	252,080	2.34	A 1.00	R06 1.15			253,210

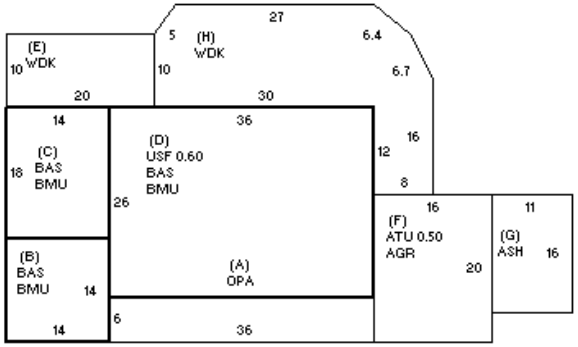
TOTAL	18,665 SF	ZONING	RM	FRNT	0
Nbhd	NBHD 12	NOTE			
St Ind	STONYBROOK				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	253,200	238,900
BUILDING	473,600	453,100
DETACHED	5,700	5,700
OTHER	0	0
TOTAL	**732,500**	**697,700**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	G 1.20	20 0.80	16X16		80	26.41	1,700
HTB	A 1.00	20 0.80			1	4,058.10	3,200
OPA	A 1.00	30 0.70	4X16 ATT SHF		64	17.75	800

PHOTO 10/31/2017



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	10/31/2017	NF
LIST	10/31/2017	EST
REVIEW	11/22/2017	NF

YEAR BLT	1974	SIZE ADJ	1.000
NET AREA	1,946	DETAIL ADJ	1.000
$NLA(RCN)	$320	OVERALL	1.020

CAPACITY	UNITS	ADJ
STORIES	1.6	1.00
ROOMS	7	1.00
BEDROOMS	4	1.00
BATHROOMS	2	1.00
FIXTURES	7	$9,282
GARAGE SPACES	1	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	2	SOFTWOOD	1.00
INT FINISH	2	DRYWALL	1.00
HEATING/COOL	1	FORCED AIR	1.00
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	OPA	N	OPEN PORCH	216		51.00	11,016
+	BMU	N	BSMT UNFINISHED	1,384		55.43	76,709
+	BAS	L	BASE AREA	448	1974	251.43	112,641
D	BAS	L	BASE AREA	936	1998	251.43	235,339
D	USF	L	UPPER STORY FIN	562	1974	189.44	106,465
+	WDK	N	WOOD DECK	791		39.98	31,627
F	AGR	N	ATT GARAGE	320		43.08	13,786
F	ATU	N	ATTIC UNF	160		54.47	8,715
G	ASH	N	ATT SHED	176		26.93	4,739
	F21	O	FPL 2S 1OP	1		10,354.00	10,354
	ODS	O	OUTDOOR SHOWER	1		2,463.30	2,463

TOTAL RCN	623,135

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

EFF.YR/AGE	1986 / 37		
COND	24	24 %	
FUNC	0		
ECON	0		
DEPR	24	% GD	76
RCNLD			$473,600