

Key: 6128

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 6.362

LEG
AL
LAND


CURRENT OWNER				PARCEL ID				LOCATION					
WOLF STEPHEN & MICHELE 72 WYNN WAY BREWSTER, MA 02631				23-31-0				72 WYNN WAY					
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)						
WOLF STEPHEN & MICHELE				03/01/2006	A	1	20785-255						
WOLF MICHELE				09/10/2004	QS	525,000	19022-184						
KELCOURSE PAUL & SANDRA M				10/03/1996	F	100	10420-204						
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	17,965	12	1.00	12E 1.00	A	1.00	252,080	2.42	A	1.00	R06 1.15	251,350

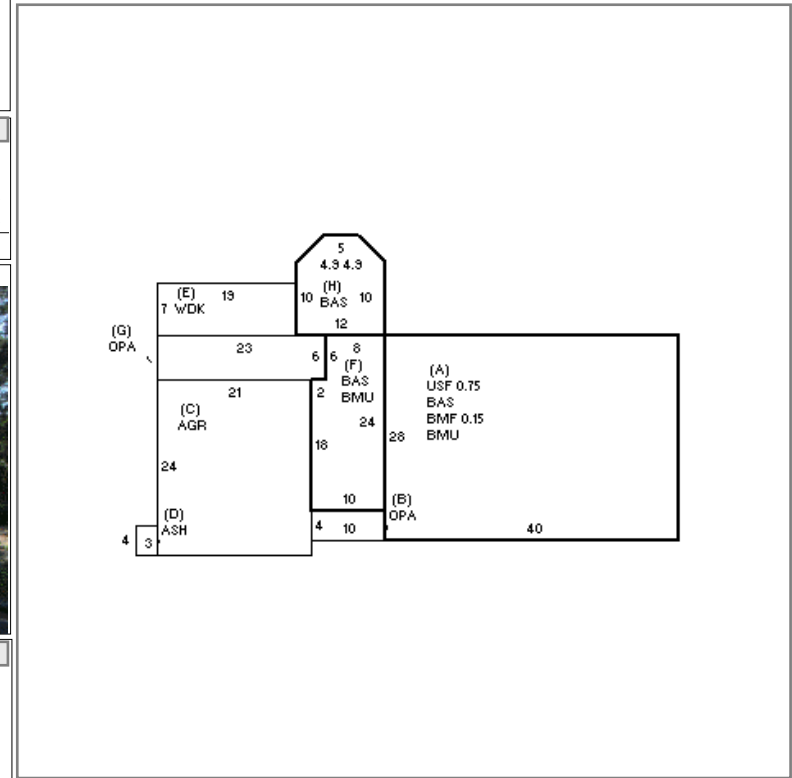
CLASS	CLASS%	DESCRIPTION			BN ID	BN	CARD	
1010	100	SINGLE FAMILY				1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
629	07/27/2018	2	ADD	88,000	07/24/2019	NF	100	100
971	12/26/2012	7	ALTERATIONS	5,000	01/28/2013	SF	100	100
626	11/19/2008	7	ALTERATIONS	130,000	04/06/2010	JH	100	100
461	08/02/2002	7	ALTERATIONS	2,500			100	100

DE
TACH
ED

TOTAL	17,965 SF	ZONING	RL	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 12	N O T E	POND ACCESS			LAND	251,400	237,100
St Ind	CANOE POND		BUILDING	584,000	551,600			
Infl	AVERAGE		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	835,400	788,700

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TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	07/24/2019
									



BL
DING

BUILDING	CD	ADJ	DESC	MEASURE	7/24/2019	NF
MODEL	1		RESIDENTIAL	LIST	4/6/2010	JH
STYLE	4	1.02	CAPE [100%]	REVIEW	8/1/2019	EMZ
QUALITY	+	1.10	PLUS AVE [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS		

IL
DING

YEAR BLT	1978	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	729,993			
NET AREA	2,338	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,348		60.97	82,185	CONDITION ELEM	CD			
\$NLA(RCN)	\$312	OVERALL	1.020	EXT COVER	1	WD SHINGLE	1.00	A	BMF	N	BSMT FINISH	168		45.25	7,603	EXTERIOR	G			
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	1,348	1978	271.04	365,364	INTERIOR	G			
				ROOF COVER	1	ASPH/CMP SH	1.00	A	USF	L	UPPER STORY FIN	840	1978	204.17	171,504	KITCHEN	G			
				FLOOR COVER	2	SOFTWOOD	1.00	+	OPA	N	OPEN PORCH	178		56.10	9,986	BATHS	A			
				INT FINISH	2	DRYWALL	1.00	C	AGR	N	ATT GARAGE	504		43.52	21,935	HEAT/ELEC	A			
				HEATING/COOL	2	HOT WATER	1.00	D	ASH	N	ATT SHED	12		32.73	393					
				FUEL SOURCE	2	GAS	1.00	E	WDK	N	WOOD DECK	133		43.99	5,850					
																	EFF.YR/AGE	1993 / 30		
																	COND	20 20 %		
																	FUNC	0		
																	ECON	0		
																	DEPR	20	% GD	80
																	RCNLD	\$584,000		