

Key: 629

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 651

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
CORCORAN LINDA ATT: C COOK/CORCORAN JENNISON 150 MOUNT VERNON ST SUITE 500 DORCHESTER, MA 02125				79-36-0				84 GRANDFATHERS LANE			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
CORCORAN LINDA				12/28/2011	QS	1,490,000	25958-207				
ELLIOTT PAUL TRUSTEE				01/25/2007	F		21726-320				
ELLIOTT MELVIN TRUSTEE				07/28/1999	F	1	12436-103				

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	%
102	02/02/2021	7	ALTERATIONS	25,000	04/25/2022	TCK	100	100
1003	11/13/2019	7	ALTERATIONS	17,000	07/09/2020	NF	100	100
		14	CYCLICAL GRO		04/19/2018	NF	100	100
361	05/05/2017	7	ALTERATIONS	20,000	04/19/2018	NF	100	100
1000	11/20/2013	7	ALTERATIONS	30,000	08/07/2014	RJM	100	100

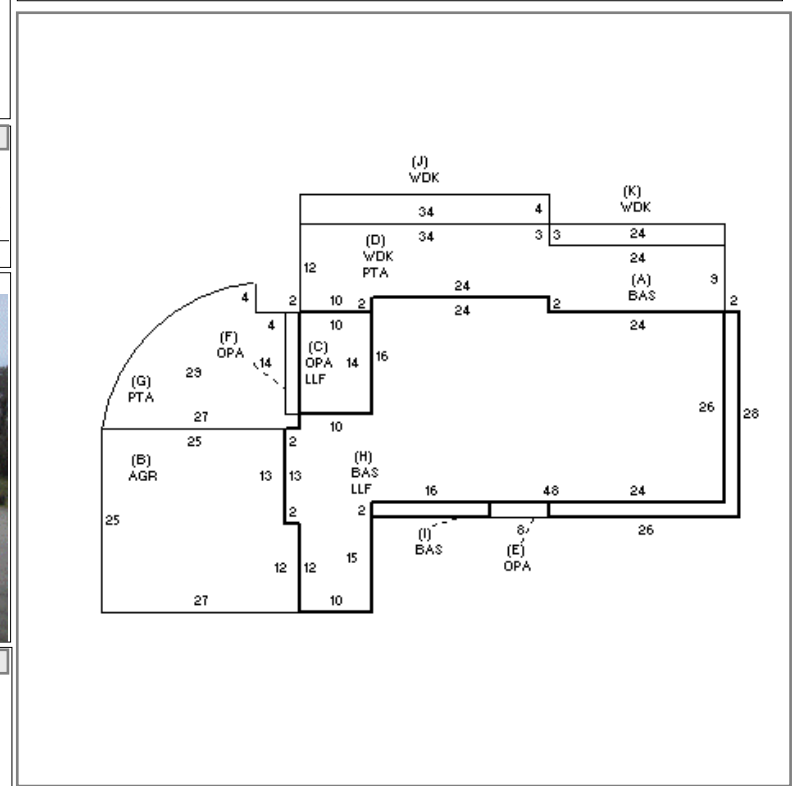
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	38,683	5	1.00	A	1.00	A	1.00	1,753,600	1.35	20	0.80	BEX	10.00		2,095,920

TOTAL	38,683 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 5	NOTE T=Limited view from house/Walkway to beach	LAND	2,095,900	1,977,400			
St Ind	AVERAGE		BUILDING	523,600	500,900			
Infl	AVERAGE		DETACHED	0	0			
			OTHER	0	0			
		TOTAL		2,619,500	2,478,300			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS



BUILDING	CD	ADJ	DESC	MEASURE	11/5/2020	NF
MODEL	1		RESIDENTIAL	LIST	10/18/2007	JH
STYLE	8	0.95	CONTEMPOR [100%]	REVIEW	5/3/2022	MR
QUALITY	+	1.10	PLUS AVE [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	1976	SIZE ADJ	0.980	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	3,460	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BAS	L	BASE AREA	1,728	1976	227.04	392,320
\$NLA(RCN)	\$197	OVERALL	0.890	EXT COVER	10	VERT BOARD	0.98	B	AGR	N	ATT GARAGE	649		35.56	23,080
				ROOF SHAPE	1	GABLE	1.00	+	LLF	L	LOWER LEVEL FIN	1,732	1976	110.85	191,998
				ROOF COVER	1	ASPH/CMP SH	1.00	D	PTA	N	PATIO	576		11.44	6,590
				FLOOR COVER	3	W/W CARPET	1.00	+	OPA	N	OPEN PORCH	184		47.97	8,827
				INT FINISH	2	DRYWALL	1.00	G	PTA	N	PATIO	377		12.97	4,888
				HEATING/COOL	14	ELECT BB+AC	1.01	+	WDK	N	WOOD DECK	784		37.61	29,486
				FUEL SOURCE	3	ELECTRIC	0.95		F12	O	FPL 1S 2OP	1		9,088.60	9,089
									ODS	O	OUTDOOR SHOWER	1		2,317.00	2,317

TOTAL RCN	680,049
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	G
BATHS	V
HEAT/ELEC	A
EFF.YR/AGE	1987 / 36
COND	23 23 %
FUNC	0
ECON	0
DEPR	23 % GD 77
RCNLD	\$523,600