

Key: 6332

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 6.564

LEG  
AL  
LAND

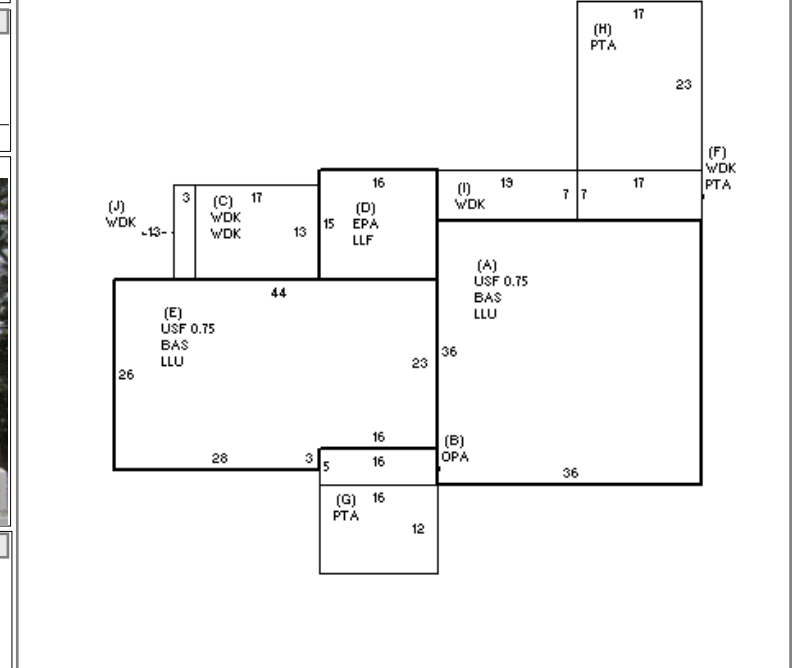
CURRENT OWNER				PARCEL ID				LOCATION				
FOWLER KENNETH R & JAYNE E D 262 SATUCKET ROAD BREWSTER, MA 02631				12-40-0 262 SATUCKET ROAD								
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)					
FOWLER KENNETH R & JAYNE				12/24/2003	A	1	18067-285					
FOWLER KENNETH R				09/29/1992	L	280,000	8227-042					
BAYBANK MIDDLESEX				06/26/1991	L	729,500	N/A-N/A					
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	A 1.00	A 1.00	219,200	1.00	A 1.00	RM3 1.00			303,350
300	A	0.003	12 1.00	A 1.00	A 1.00	12,000	1.00	A 1.00	RM3 1.00			40

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	%
880	12/10/2020	7	ALTERATIONS	85,000	03/29/2023	TCK	100	100
416	05/03/2019	7	ALTERATIONS	3,400	07/16/2020	MR	100	100
376	05/22/2015	7	ALTERATIONS	20,838	05/10/2016	WFF	100	100
436	08/08/2008	7	ALTERATIONS	6,600	03/13/2009	JH	100	100
386	07/08/2008	7	ALTERATIONS	4,500	03/13/2009	JH	100	100

DE  
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TOTAL	1.380 Acres	ZONING	RL	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 12	NOTE			LAND	303,400	286,200	
St Ind	AVERAGE		BUILDING	1,145,100	1,094,700			
Infl	AVERAGE		DETACHED	28,700	28,300			
			OTHER	327,700	313,100			
				TOTAL	1,804,900	1,722,300		

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	G	1.20 15 0.85	12X16	2002	192	24.92	4,100
IPV	A	1.00 15 0.85	20X40	2004	800	32.01	21,800
HTB	A	1.00 30 0.70			1	4,058.10	2,800



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G

BUILDING	CD	ADJ	DESC	MEASURE	11/21/2017	NF
MODEL	1		RESIDENTIAL	LIST	3/29/2023	EST
STYLE	4	1.02	CAPE [100%]	REVIEW	4/11/2023	EMZ
QUALITY	G	1.30	GOOD [100%]	BLDG COMMENTS		
FRAME	1	1.00	WD FRAME [100%]	"BEWARE OF DOGS" (DOGS IN YARD) 3/29/23		

YEAR BLT	1988	SIZE ADJ	0.970
NET AREA	4,426	DETAIL ADJ	1.000
\$NLA(RCN)	\$328	OVERALL	1.030

YEAR BLT	1988	SIZE ADJ	0.970	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,449,528
FOUNDATION				4	FLR & WALL	1.00		+	LLU	N	LOWER LEVEL UNF	2,392		94.01	224,870		
EXT COVER				1	WD SHINGLE	1.00		+	BAS	L	BASE AREA	2,392	1988	288.15	689,244		
ROOF SHAPE				1	GABLE	1.00		+	USF	L	UPPER STORY FIN	1,794	1988	199.80	358,445		
ROOF COVER				2	WD SHINGLE	1.01		B	OPA	N	OPEN PORCH	80		64.94	5,195		
FLOOR COVER				1	HARDWOOD	1.00		+	WDK	N	WOOD DECK	733		50.91	37,321		
INT FINISH				2	DRYWALL	1.00		D	LLF	L	LOWER LEVEL FIN	240	1988	183.76	44,102		
HEATING/COOL				2	HOT WATER	1.00		D	EPA	N	ENCLOSED PORCH	240		94.10	22,584		
FUEL SOURCE				1	OIL	1.00		F	PTA	N	PATIO	119		20.65	2,457		
								G	PTA	N	PATIO	192		19.62	3,767		
								H	PTA	N	PATIO	391		17.55	6,863		
								F22	O	FPL 2S 2OP	2		16,198.35	32,397			
								ODS	O	OUTDOOR SHOWER	1		3,136.70	3,137			

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

EFF.YR/AGE	1991 / 32
COND	21 21 %
FUNC	0
ECON	0
DEPR	21 % GD 79
RCNLD	\$1,145,100

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Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 6.565

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION			
FOWLER KENNETH R & JAYNE E D				12-40-0				262 SATUCKET ROAD			
262 SATUCKET ROAD				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)
BREWSTER, MA 02631											

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

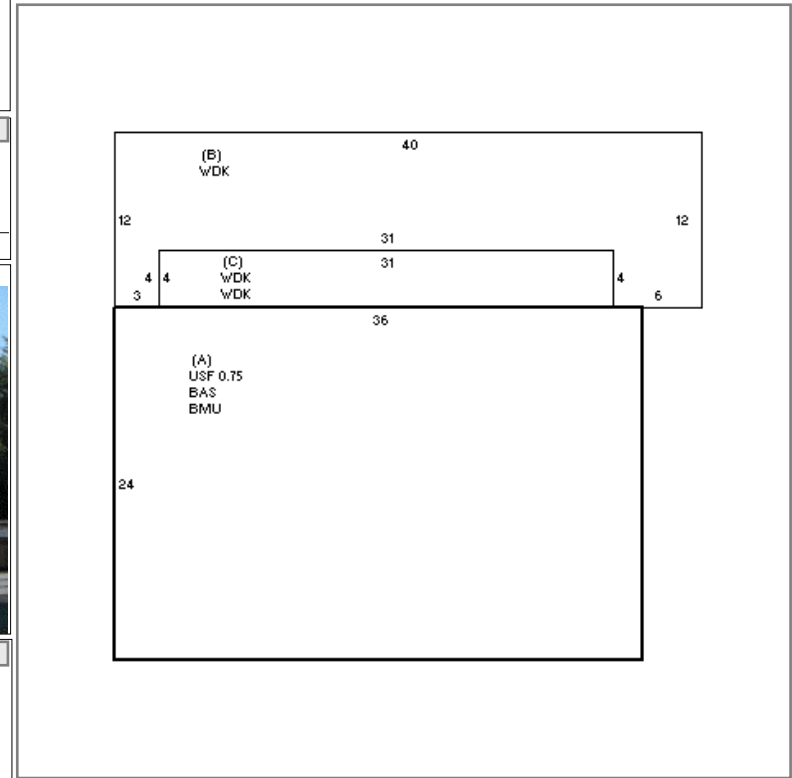
TOTAL	ZONING	FRNT	ASSESSED	CURRENT	PREVIOUS
Nbhd	NOTE		LAND	327,700	
St Ind			BUILDING		
Infl			DETACHED		
			OTHER		
			TOTAL		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS  
 1ST=FAM RM/KITCHENETTE/BEDRM/BATH;  
 2ND=YOGA STUDIO/BATH (PER OWNER)



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	11/21/2017	NF
MODEL	1		RESIDENTIAL	LIST	5/11/2022	TCK
STYLE	17	0.90	GAR/QTRS [100%]	REVIEW	4/11/2023	EMZ
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

G

YEAR BLT	2004	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	385,487	
NET AREA	1,512	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	864		50.74	43,839	CONDITION ELEM	CD	
\$NLA(RCN)	\$255	OVERALL	0.860	EXT COVER	2	CLAPBOARD	1.00	A	BAS	L	BASE AREA	864	2004	237.43	205,138	EXTERIOR	A	
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	648	2004	158.11	102,455	INTERIOR	A	
				ROOF COVER	1	ASPH/CMP SH	1.00	+	WDK	N	WOOD DECK	604		33.71	20,362	KITCHEN	A	
				FLOOR COVER	6	OTHER	1.00		BMG	O	BSMT GARAGE	3		2,328.03	6,984	BATHS	A	
				INT FINISH	5	MIN/OTHER	0.95									HEAT/ELEC	A	
				HEATING/COOL	16	FHA+DCTLS AC	1.01											
				FUEL SOURCE	2	GAS	1.00											
CAPACITY		UNITS	ADJ															
STORIES		1.75	1.00															
ROOMS		4	1.00															
BEDROOMS		1	1.00															
BATHROOMS		2	1.00															
FIXTURES		6	\$6,708															
GARAGE SPACES		3	1.00															
% BSMT FIN		0	1.00															
# 1/2 BATHS		0	1.00															
# OF UNITS		1	1.00															
EFF.YR/AGE 2004 / 19																		
COND 15 15 %																		
FUNC 0																		
ECON 0																		
DEPR 15 % GD 85																		
RCNLD \$327,700																		