

Key: 6375

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 6.606

LEG  
AL  
LAND

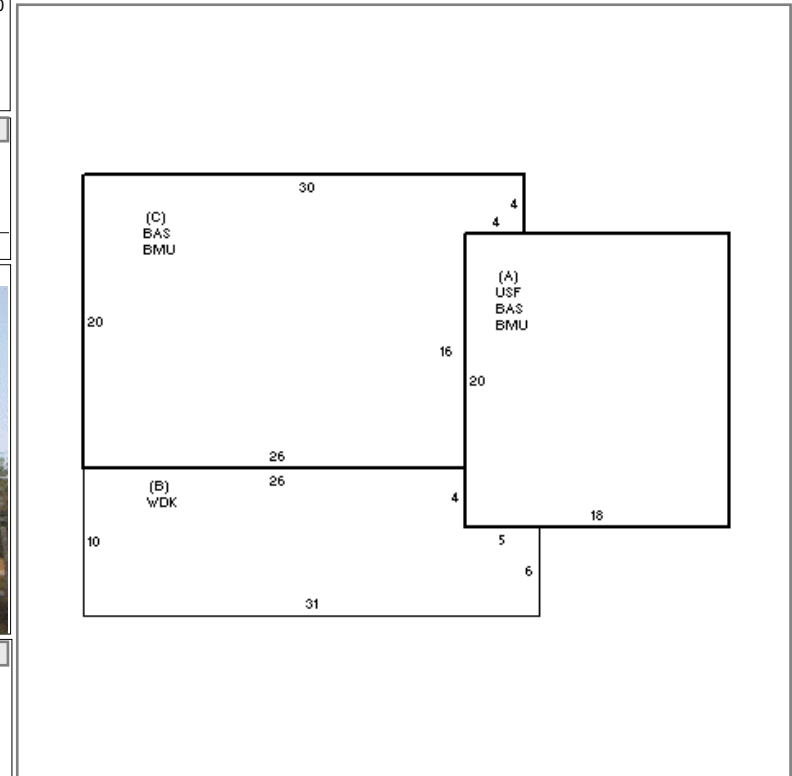
CURRENT OWNER				PARCEL ID				LOCATION			
NEARY SUSAN M 121 SATUCKET ROAD BREWSTER, MA 02631				12-17-0				121 SATUCKET ROAD			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
NEARY SUSAN M				01/18/2023	QS	525,000	35598-337				
HUDSON JANET B HEIRS OF				11/01/2022	DC	1469-641	1469-641				
HUDSON BENJAMIN E & JANET				04/21/1970	XX	1469-641	1469-641				

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	%
300	01/18/2023	16	MLS REVIEW	525,000	02/26/2024	JMG	100	100
1117	05/20/2020	7	ALTERATIONS	4,939	12/30/2020	NF	100	100
	11/30/2016	77	SOLAR PANELS	45,000	03/09/2017	NF	100	100

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	303,350
300	A	0.104	12	1.00	A	1.00	A	1.00	12,000	1.00	A	1.00	1,250

TOTAL	1.481 Acres	ZONING	RL	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 12	NOTE	LAND	304,600	287,400			
St Ind	AVERAGE		BUILDING	271,700	255,800			
Infl	AVERAGE		DETACHED	2,100	2,100			
			OTHER	0	0			
			<b>TOTAL</b>	<b>578,400</b>	<b>545,300</b>			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	50 0.50 12X12		144	21.39	1,500
SHF	-	0.90	70 0.30 9X12		108	19.25	600



BUILDING	CD	ADJ	DESC	MEASURE	1/31/2008	JH
MODEL	1		RESIDENTIAL	LIST	1/31/2008	EST
STYLE	8	0.95	CONTEMPOR [100%]	REVIEW	2/26/2024	JMG
QUALITY	+	1.10	PLUS AVE [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS  
24 SOLAR PANELS

DETACHED

BUILDING

YEAR BLT	1971	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	393,735			
NET AREA	1,256	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	896		58.41	52,335	CONDITION ELEM	CD			
\$NLA(RCN)	\$313	OVERALL	0.900	EXT COVER	2	CLAPBOARD	1.00	+	BAS	L	BASE AREA	896	1971	273.32	244,894	EXTERIOR	A			
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	360	1971	183.87	66,192	INTERIOR	A			
				ROOF COVER	1	ASPH/CMP SH	1.00	B	WDK	N	WOOD DECK	290		38.81	11,254	KITCHEN	A			
				FLOOR COVER	3	W/W CARPET	1.00		F21	O	FPL 2S 1OP	1		10,049.50	10,050	BATHS	A			
				INT FINISH	2	DRYWALL	1.00									HEAT/ELEC	A			
				HEATING/COOL	5	ELECTRIC BB	1.00													
				FUEL SOURCE	3	ELECTRIC	0.95													
																		EFF.YR/AGE	1971 / 52	
																		COND	31 31 %	
																		FUNC	0	
																		ECON	0	
																		DEPR	31 % GD 69	
																		RCNLD	\$271,700	