

Key: 6464

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 6.695

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
HAGAN KAREN S TRUSTEE 52 STURBRIDGE WAY TRUST 52 STURBRIDGE WAY BREWSTER, MA 02631				13-62-0				52 STURBRIDGE WAY			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
HAGAN KAREN S TRUSTEE				01/27/2021	F		(225202)				
HAGAN KAREN S				04/25/2011	QS	300,000	(194097)				
CHADBOURNE PAUL E & JOYCE				09/12/1996	F	100	(141997)				

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	%
23-3	01/03/2023	7	ALTERATIONS	8,500	06/06/2024	TCK	100	100
445	06/18/2015	7	ALTERATIONS	5,209	05/09/2016	WFF	100	100
219	07/09/1990	2	ADD	3,600	03/13/1991		100	100

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	15,865	12	1.00	12S 1.00 A 1.00	219,200	2.68	A	1.00	R03	1.00	214,220

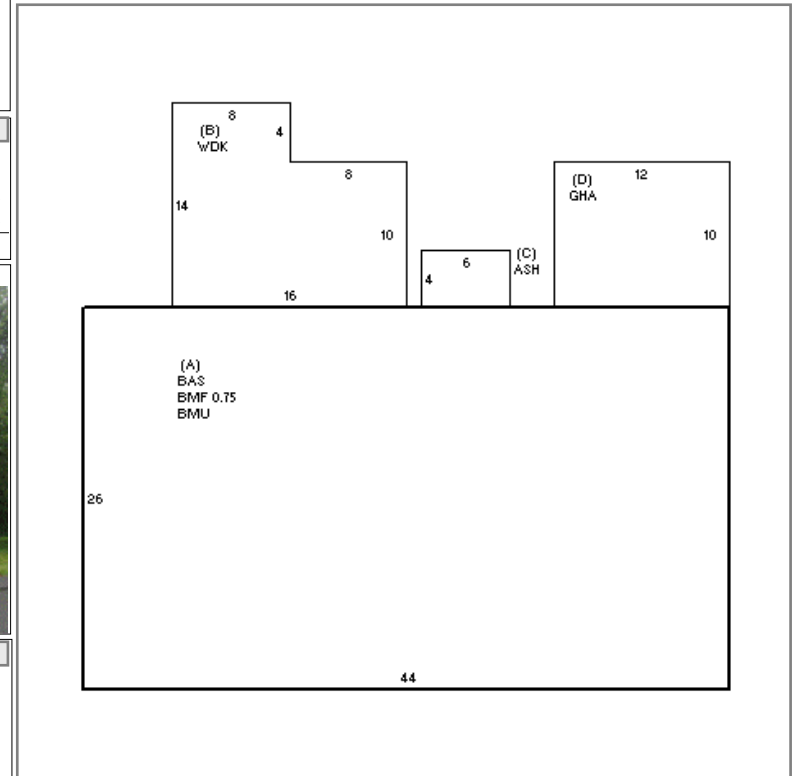
TOTAL	15,865 SF	ZONING	RL	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 12	NOTE				LAND	214,200	202,100
St Ind	STURBRIDGE		LAND	287,700	275,400			
Infl	AVERAGE		DETACHED	0	0			
			OTHER	0	0			
						<b>TOTAL</b>	<b>501,900</b>	<b>477,500</b>

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	11/9/2017	NF
MODEL	1		RESIDENTIAL	LIST	11/9/2017	EST
STYLE	1	1.00	RANCH [100%]	REVIEW	6/14/2024	EMZ
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	1980	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	1,144	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,144		53.64	61,364
\$NLA(RCN)	\$345	OVERALL	0.950	EXT COVER	1	WD SHINGLE	1.00	A	BMF	N	BSMT FINISH	858		33.82	29,018
				ROOF SHAPE	1	GABLE	1.00	A	BAS	L	BASE AREA	1,144	1980	241.20	275,933
				ROOF COVER	1	ASPH/CMP SH	1.00	B	WDK	N	WOOD DECK	192		37.24	7,150
				FLOOR COVER	1	HARDWOOD	1.00	C	ASH	N	ATT SHED	24		27.71	665
				INT FINISH	2	DRYWALL	1.00	D	GHA	N	ATT GREENHOUSE	120		44.27	5,312
				HEATING/COOL	5	ELECTRIC BB	1.00	F11	O	FPL 1S 10P	1		7,255.20	7,255	
				FUEL SOURCE	3	ELECTRIC	0.95								



CAPACITY			UNITS	ADJ
STORIES	1	1.00		
ROOMS	6	1.00		
BEDROOMS	3	1.00		
BATHROOMS	2	1.00		
FIXTURES	6	\$7,410		
GARAGE SPACES	0	1.00		
% BSMT FIN	75	1.00		
# 1/2 BATHS	0	1.00		
# OF UNITS	1	1.00		

TOTAL RCN	394,108
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT/ELEC	A
EFF.YR/AGE	1980 / 43
COND	27 27 %
FUNC	0
ECON	0
DEPR	27 % GD 73
RCNLD	\$287,700