Key: 6617

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 6,842

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
HOLCOMB RICHARD & LAURIE B C/O HOLCOMB LAURIE B 49 GLENWOOD ROAD BREWSTER, MA 02631	10-6-0	49 GLENWOOD ROAD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
HOLCOMB LAURIE B	06/12/2024	F	1	36417-9
HOLCOMB RICHARD & LAURIE	07/03/1978	XX	42,500	2741-243

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

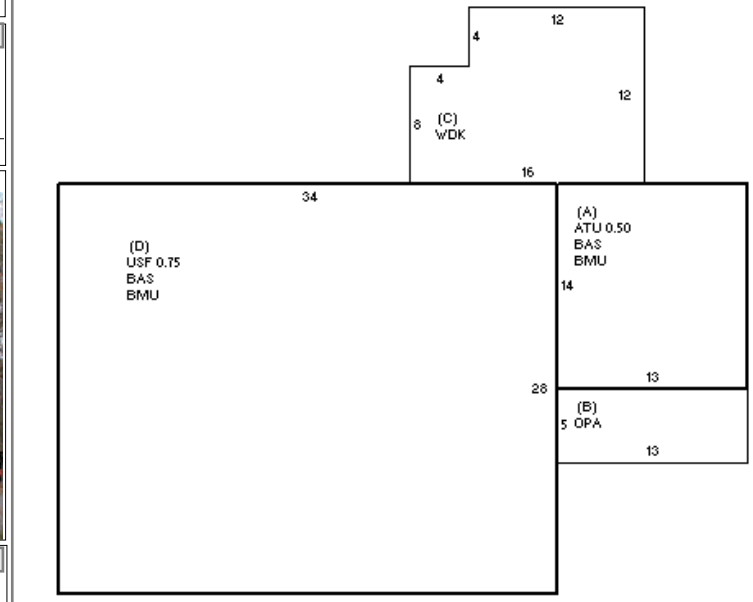
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
410	08/15/2011	7	ALTERATIONS	24,000	03/20/2012	MR	100	100
NP		12	CYCLICAL NON		03/10/2008	JH	100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	15,085	12 1.00	12Q 1.00	A 1.00	230,160	2.80	A 1.00	R04 1.05			223,230

TOTAL	15,085 SF	ZONING	RR	FRNT	0
Nbhd	NBHD 12	NOTE			
St Ind	SLOUGH				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	223,200	210,600
BUILDING	379,100	358,000
DETACHED	600	600
OTHER	0	0
TOTAL	**602,900**	**569,200**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	50 0.50	7X8		56	22.01	600

PHOTO 11/30/2017

BLDG COMMENTS

SCUTTLE ATTIC

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.02	CAPE [100%]
QUALITY	A	1.00	AVG [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	11/30/2017	NF
LIST	11/30/2017	NF
REVIEW	12/26/2017	TD

YEAR BLT	1973	SIZE ADJ	1.000
NET AREA	1,848	DETAIL ADJ	1.000
$NLA(RCN)	$285	OVERALL	1.020

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	8	1.00
BEDROOMS	5	1.00
BATHROOMS	2	1.00
FIXTURES	6	$7,956
GARAGE SPACES	0	1.00
% BSMT FIN	0	1.00
# 1/2 BATHS	0	1.00
# OF UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR & WALL	1.00
EXT COVER	1	WD SHINGLE	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/CMP SH	1.00
FLOOR COVER	1	HARDWOOD	1.00
INT FINISH	2	DRYWALL	1.00
HEATING/COOL	1	FORCED AIR	1.00
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,134		57.59	65,310
+	BAS	L	BASE AREA	1,134	1973	258.97	293,675
A	ATU	N	ATTIC UNF	91		54.46	4,956
B	OPA	N	OPEN PORCH	65		51.00	3,315
C	WDK	N	WOOD DECK	176		39.98	7,037
D	USF	L	UPPER STORY FIN	714	1973	187.52	133,892
	F21	O	FPL 2S 1OP	1		10,354.00	10,354

TOTAL RCN 526,495

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

EFF.YR/AGE 1977 / 46

COND	28	28 %	
FUNC	0		
ECON	0		
DEPR	28	% GD	72

RCNLD $379,100