

Key: 6659

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 6.884

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CURRENT OWNER				PARCEL ID				LOCATION				
MONAGHAN THOMAS M & CATHY F TRUSTEES MONAGHAN FAMILY NT				33-29-0				82 TURNING MILL ROAD				
82 TURNING MILL ROAD BREWSTER, MA 02631				TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)	
				MONAGHAN THOMAS M & CATHY				06/02/2004	F	100	(173249)	
				MONAGHAN THOMAS M & CATHY				09/17/2003	QS	675,000	(170566)	
				HESS KARL				01/08/1991	A	1	(122451)	

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	%
398	07/06/2020	7	ALTERATIONS	2,300	12/30/2020	NF	100	100
28	01/13/2020	7	ALTERATIONS	1,521	12/30/2020	NF	100	100
		14	CYCLICAL GRO		10/05/2017	NF	100	100
45	01/19/2017	2	ADD	60,000	10/05/2017	NF	100	100
52	03/11/1991	5	OTHER	1,000	04/01/1992	NF	100	100

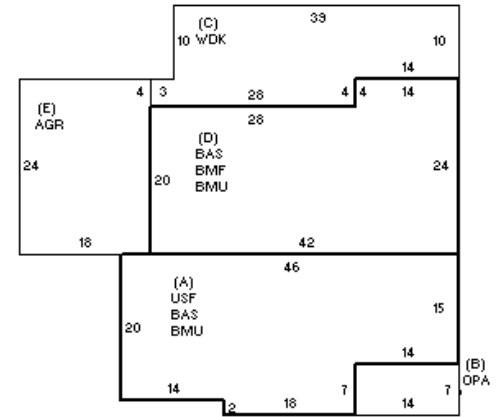
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CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	19,880	12	1.00	12N 1.00 A 1.00	416,480	2.22	A	1.00	PF4	1.90	422,740

TOTAL	19,880 SF	ZONING	RR	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 12	NOTE				LAND	422,700	398,800
St Ind	MILL POND		BUILDING	581,100	556,400			
Infl	AVERAGE		DETACHED	2,800	2,800			
			OTHER	0	0			
						TOTAL	1,006,600	958,000

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TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
HTB	A	1.00	30 0.70		1	4,058.10	2,800	12/30/2020



BUILDING	CD	ADJ	DESC	MEASURE	10/5/2017	NF
MODEL	1		RESIDENTIAL	LIST	10/5/2017	NF
STYLE	8	0.95	CONTEMPOR [100%]	REVIEW	1/27/2021	MR
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS
 HATCH TO ATTIC
 BMF=2 BD,FAMRM,BATH,OFFICE
 STAIRS TO WATER

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YEAR BLT	1984	SIZE ADJ	0.990	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	774,810
NET AREA	2,668	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,782		50.64	90,244		
\$NLA(RCN)	\$290	OVERALL	1.000	EXT COVER	2	CLAPBOARD	1.00	+	BAS	L	BASE AREA	1,782	1984	234.27	417,475		
				ROOF SHAPE	4	FLAT/SHED	1.00	A	USF	L	UPPER STORY FIN	886	1984	180.15	159,615		
				ROOF COVER	1	ASPH/CMP SH	1.00	B	OPA	N	OPEN PORCH	98		49.50	4,851		
				FLOOR COVER	1	HARDWOOD	1.00	C	WDK	N	WOOD DECK	502		38.81	19,481		
				INT FINISH	2	DRYWALL	1.00	D	BMF	N	BSMT FINISH	896		35.24	31,579		
				HEATING/COOL	11	HTWT/CL AIR	1.05	E	AGR	N	ATT GARAGE	432		40.11	17,327		
				FUEL SOURCE	1	OIL	1.00	F22	O	FPL 2S 2OP	1		12,347.30	12,347			
								ODS	O	OUTDOOR SHOWER	1		2,390.90	2,391			

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

EFF.YR/AGE	1984 / 39
COND	25 25 %
FUNC	0
ECON	0
DEPR	25 % GD 75
RCNLD	\$581,100