

Key: 6671

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 6.896

LEGAL

LAND

DETACHED


BUILDING

CURRENT OWNER		PARCEL ID		LOCATION	
TELEP CHARLES THOMAS & KIMBERLY FRIDAY 38 RESERVOIR ROAD COHASSET, MA 02025		33-49-0		33 PITCH PINE ROAD	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
TELEP CHARLES THOMAS & KI MARTIN GEORGE K & PERESADA HARRY TRUSTEE		05/30/2023	QS	680,000 (233038)	
		03/30/2009	QS	338,000 (188220)	
		08/30/1994	A	100 (134866)	

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 %
816	05/30/2023	16	MLS REVIEW	680,000	05/13/2024	JMG	100 100
197	09/19/2019	7	ALTERATIONS	3,000	07/08/2020	MR	100 100
	06/22/1990	1	NEW CONSTRUC	98,000	04/01/1992		100 100

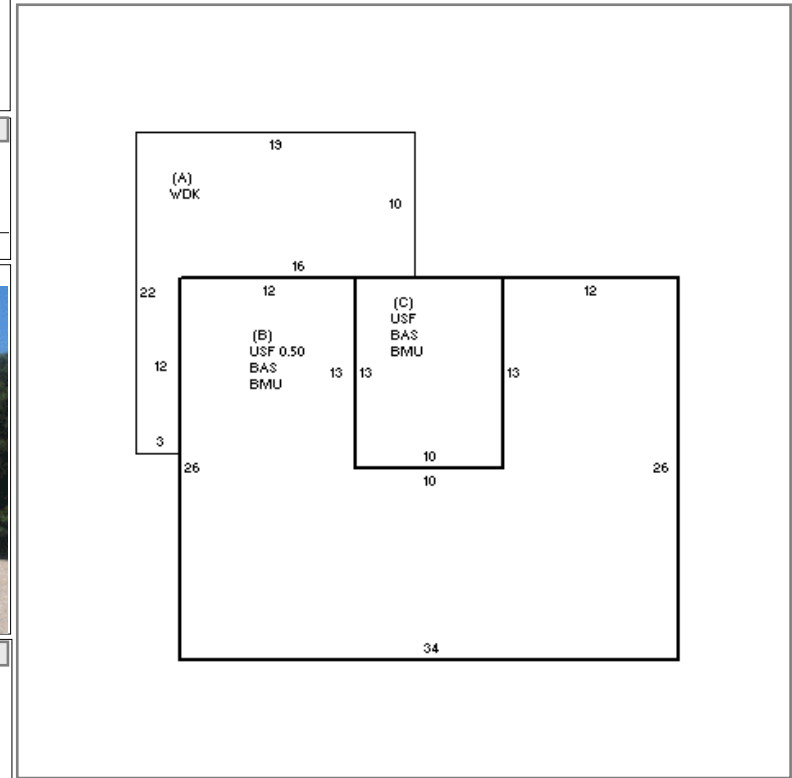
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	15,000	12 1.00	12N 1.00	A 1.00	230,160	2.82	A 1.00	R04	1.05		223,130

TOTAL	15,000 SF	ZONING	RR	FRNT	0	ASSESSED	223,100	CURRENT	210,500	PREVIOUS	303,000
Nbhd	NBHD 12	NOTE		LAND		346,100	0	0	0	0	0
St Ind	MILL POND		BUILDING		0	0	0	0	0	0	0
Infl	AVERAGE		DETACHED		0	0	0	0	0	0	0
			OTHER		0	0	0	0	0	0	0
TOTAL				TOTAL		569,200		513,500			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	07/08/2020
									

BUILDING	CD	ADJ	DESC	MEASURE	10/10/2017	NF
MODEL	1		RESIDENTIAL	LIST	10/10/2017	EST
STYLE	4	1.02	CAPE [100%]	REVIEW	5/13/2024	JMG
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	1988	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	438,106	
NET AREA	1,391	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	WDK	N	WOOD DECK	226		40.38	9,125	CONDITION ELEM	CD	
\$NLA(RCN)	\$315	OVERALL	1.030	EXT COVER	1	WD SHINGLE	1.00	+	BMU	N	BSMT UNFINISHED	884		60.77	53,721	EXTERIOR	A	
				ROOF SHAPE	1	GABLE	1.00	+	BAS	L	BASE AREA	884	1988	284.36	251,377	INTERIOR	A	
				ROOF COVER	1	ASPH/CMP SH	1.00	+	USF	L	UPPER STORY FIN	507	1988	191.30	96,987	KITCHEN	G	
				FLOOR COVER	1	HARDWOOD	1.00		BMG	O	BSMT GARAGE	1		4,580.40	4,580	BATHS	A	
				INT FINISH	2	DRYWALL	1.00		F21	O	FPL 2S 1OP	1		10,455.50	10,456	HEAT/ELEC	A	
				HEATING/COOL	15	HTWT+DCTLS AC	1.01		ODS	O	OUTDOOR SHOWER	1		2,487.50	2,488			
				FUEL SOURCE	1	OIL	1.00											
CAPACITY		UNITS	ADJ															
STORIES		1.5	1.00															
ROOMS		7	1.00															
BEDROOMS		3	1.00															
BATHROOMS		2	1.00															
FIXTURES		7	\$9,373															
GARAGE SPACES		1	1.00															
% BSMT FIN		0	1.00															
# 1/2 BATHS		0	1.00															
# OF UNITS		1	1.00															



BLDG COMMENTS	Fixture in BMU
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EFF.YR/AGE	1991 / 32
COND	21 21 %
FUNC	0
ECON	0
DEPR	21 % GD 79
RCNLD	\$346,100