

Key: 6720

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 6.946

LEGAL

CURRENT OWNER				PARCEL ID				LOCATION								
MATLOCK KENNETH & KAREN TRUSTEES KAREN MATLOCK REV TR 44 COMPASS WAY BREWSTER, MA 02631				44-29-0				44 COMPASS WAY								
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)									
MATLOCK KENNETH & KAREN				08/12/2003	F	1 (170164)										
MATLOCK KENNETH P & KAREN				07/17/2003	F	1 (169864)										
MATLOCK KENNETH & KAREN T				02/14/2003	F	1 (168253)										
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	40,946	12	1.00	12B	1.00	A	1.00	230,160	1.29	A	1.00	R05	1.05		280,040

LAND

TOTAL	40,946 SF	ZONING	RR	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 12	NOTE				LAND	280,000	264,200
St Ind	DEERFIELD SUB					BUILDING	1,011,400	966,100
Infl	AVERAGE					DETACHED	0	0
						OTHER	0	0
TOTAL						TOTAL	1,291,400	1,230,300

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	09/28/2017
									

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	9/28/2017	NF
MODEL	1		RESIDENTIAL	LIST	12/10/2007	REO
STYLE	4	1.02	CAPE [100%]	REVIEW	11/28/2017	TD
QUALITY	G	1.30	GOOD [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS

G

YEAR BLT	1998	SIZE ADJ	0.980	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	1,176,076															
NET AREA	3,304	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	OPA	N	OPEN PORCH	148		68.16	10,088																	
\$NLA(RCN)	\$356	OVERALL	1.070	EXT COVER	1	WD SHINGLE	1.00	+	BMU	N	BSMT UNFINISHED	2,245		62.57	140,476																	
				ROOF SHAPE	1	GABLE	1.00	B	USF	L	UPPER STORY FIN	1,027	1998	240.39	246,879																	
				ROOF COVER	1	ASPH/CMP SH	1.00	D	AGR	N	ATT GARAGE	601		50.53	30,368																	
				FLOOR COVER	1	HARDWOOD	1.00	E	WDK	N	WOOD DECK	280		53.44	14,962																	
				INT FINISH	2	DRYWALL	1.00	G	PTA	N	PATIO	196		20.59	4,036																	
				HEATING/COOL	11	HTWT/CL AIR	1.05	+	BAS	L	BASE AREA	2,277	1998	302.42	688,613																	
				FUEL SOURCE	1	OIL	1.00		F21	O	FPL 2S 1OP	1		13,837.60	13,838																	
									WPL	O	WHIRLPOOL	1		10,542.80	10,543																	
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