

Key: 6730

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 6.956

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER		PARCEL ID		LOCATION	
ZARTARIAN LISA S & ZARTARIAN JOHN C 98 POND STREET BREWSTER, MA 02631		43-40-0		98 POND STREET	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
ZARTARIAN LISA S & SULLIVAN LISA & SULLIVAN WILLIAM F III &		08/24/2015 05/11/2012 10/25/1995	F H A	1 (207190) (197063) 12,000	(138719)

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 %
23-187	03/14/2023	7	ALTERATIONS	4,242	06/07/2024	TCK	100 100
299	04/15/2014	7	ALTERATIONS	2,200	06/18/2015	MW	100 100
NP		12	CYCLICAL NON		12/11/2007	REO	100 100
402	07/14/1997	2	ADD	4,000	06/26/1998	BC	100 100
540	10/21/1996	5	OTHER	6,000	03/01/1997		100 100

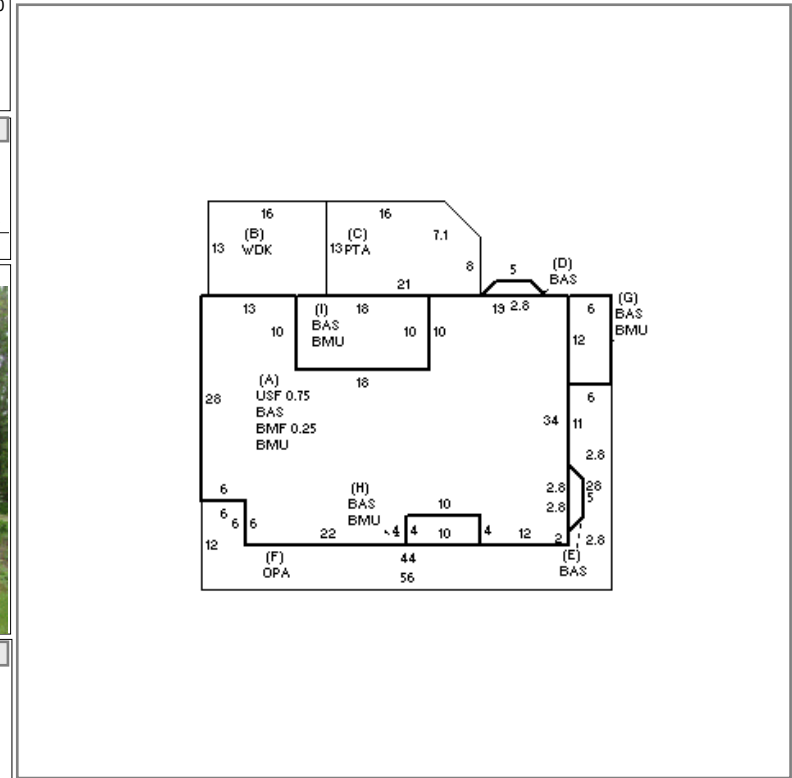
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	60,000	12	1.00	12B	1.00	A	1.00	230,160	1.00	A	1.00	R05	1.05		318,510
300	A	0.013	12	1.00	12B	1.00	A	1.00	12,600	1.00	A	1.00	R05	1.05		160

TOTAL	1.390 Acres		ZONING	RR	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 12		NOTE	LAND			318,700	300,700	
St Ind	DEERFIELD SUB			BUILDING			773,300	738,900	
Infl	AVERAGE			DETACHED			22,400	22,200	
				OTHER			0	0	
				TOTAL			1,114,400	1,061,800	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
GFU	A	1.00	20 0.80 24X26	1997	624	44.90	22,400



BUILDING	CD	ADJ	DESC	MEASURE	10/3/2017	NF
MODEL	1		RESIDENTIAL	LIST	12/11/2007	REO
STYLE	4	1.02	CAPE [100%]	REVIEW	6/14/2024	EMZ
QUALITY	A+	1.20	AVG + [100%]			
FRAME	1	1.00	WD FRAME [100%]			



YEAR BLT	1996	SIZE ADJ	0.990
NET AREA	2,847	DETAIL ADJ	1.000
\$NLA(RCN)	\$327	OVERALL	1.020

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	2	SOFTWOOD	1.00
INT FINISH	2	DRYWALL	1.00
HEATING/COOL	2	HOT WATER	1.00
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,736		61.99	107,607
A	BMF	N	BSMT FINISH	361		48.88	17,644
+	BAS	L	BASE AREA	1,764	1996	286.75	505,829
A	USF	L	UPPER STORY FIN	1,083	1996	213.69	231,423
B	WDK	N	WOOD DECK	208		47.50	9,881
C	PTA	N	PATIO	261		17.34	4,526
F	OPA	N	OPEN PORCH	490		60.59	29,688
	F21	O	FPL 2S 1OP	1		12,300.60	12,301

TOTAL RCN	931,628	
CONDITION ELEM	CD	
EXTERIOR	A	
INTERIOR	G	
KITCHEN	A	
BATHS	A	
HEAT/ELEC	A	

EFF.YR/AGE	1999 / 24	
COND	17	17 %
FUNC	0	
ECON	0	
DEPR	17	% GD 83
RCNLD	\$773,300	