

Key: 6744

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 6.970

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CURRENT OWNER		PARCEL ID		LOCATION	
MULDOON JOHN A & KATHERINE D 30 AUTUMN COURT BREWSTER, MA 02631		43-21-0		30 AUTUMN COURT	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
MULDOON JOHN A & KATHERINE		09/22/2017	P	265,000	(214124)
SCHALL ROBERT A TRUSTEE		06/15/2000	F	1	(158034)
SCHALL ROBERT A		04/23/1993	QS	37,000	(129913)

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 %
860	12/01/2020	3	OUT BUILDING	2,500	05/09/2022	TCK	100 100
599	06/26/2019	3	OUT BUILDING	2,000	07/08/2020	MR	100 100
835	09/26/2018	7	ALTERATIONS	1,500	07/08/2020	MR	100 100
714	08/16/2018	2	ADD	35,000	07/08/2020	MR	100 100
8	01/04/2018	1	NEW CONSTRUC	110,000	07/08/2020	MR	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	47,916	12	1.00	12B	1.00	A	1.00	230,160	1.17	A	1.00	R05	1.05		295,380

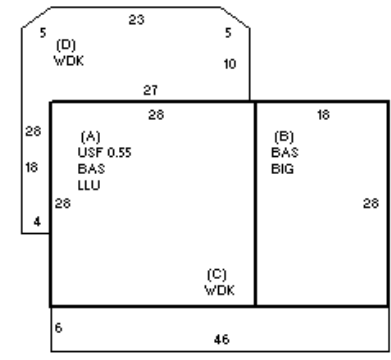
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TOTAL	1.100 Acres		ZONING	RR	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 12		N O T E	LAND	295,400	278,700			
St Ind	DEERFIELD SUB			BUILDING	538,400	513,800			
Infl	AVERAGE			DETACHED	5,200	5,100			
				OTHER	0	0			
				<b>TOTAL</b>	<b>839,000</b>	<b>797,600</b>			

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TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	05/09/2022
SHF	G	1.20	01 1.00	10X12	2019	120	25.67	3,100	
SHF	A	1.00	01 1.00	8X12	2021	96	22.01	2,100	

BUILDING	CD	ADJ	DESC	MEASURE	7/15/2019	NF
MODEL	1		RESIDENTIAL	LIST	7/15/2019	EST
STYLE	4	1.02	CAPE [100%]	REVIEW	5/25/2022	MR
QUALITY	A	1.00	AVG [100%]	BLDG COMMENTS		
FRAME	1	1.00	WD FRAME [100%]	INTERIOR EST PER PLANS 7/2019		



YEAR BLT	2018	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	566,743
NET AREA	1,719	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	LLU	N	LOWER LEVEL UNF	784		90.55	70,993		
\$NLA(RCN)	\$330	OVERALL	1.050	EXT COVER	4	VINYL	1.00	+	BAS	L	BASE AREA	1,288	2018	258.83	333,367		
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	431	2018	195.01	84,049		
				ROOF COVER	1	ASPH/CMP SH	1.00	B	BIG	N	BUILT-IN GARAGE	504		52.26	26,338		
				FLOOR COVER	1	HARDWOOD	1.00	+	WDK	N	WOOD DECK	739		41.16	30,418		
				INT FINISH	2	DRYWALL	1.00	F21	O	O	FPL 2S 1OP	1		10,658.60	10,659		
				HEATING/COOL	9	WARM/CL AIR	1.03										
				FUEL SOURCE	1	OIL	1.00										

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

EFF.YR/AGE	2018 / 5
COND	5 5 %
FUNC	0
ECON	0
DEPR	5 % GD 95

RCNLD	\$538,400
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