

Key: **6745**

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 6.971

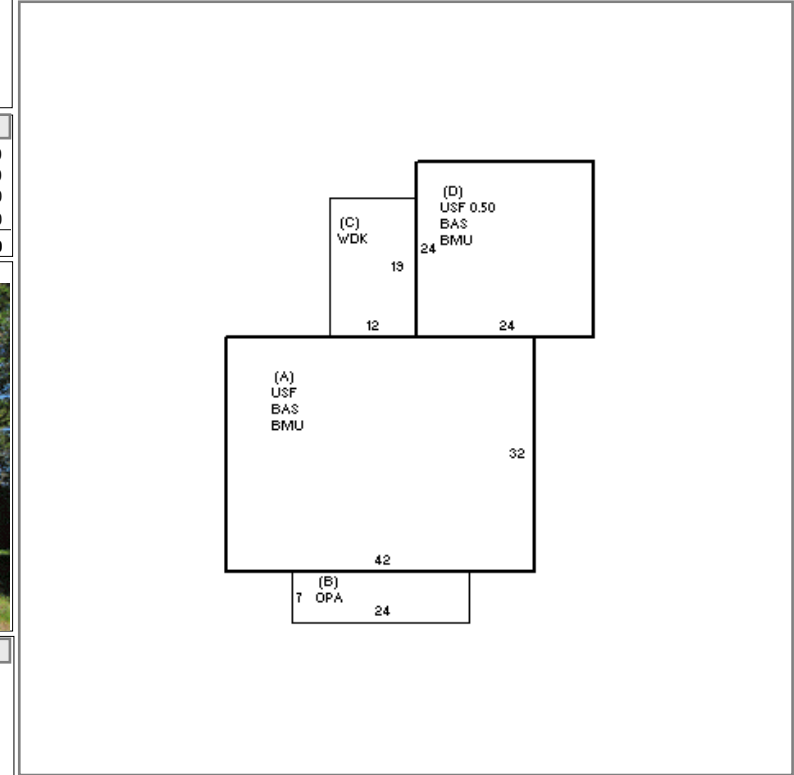
LEGAL LAND

CURRENT OWNER		PARCEL ID		LOCATION								
DEGNAN MICHAEL J & EMILY M 5 RUSSET ROAD BREWSTER, MA 02631		43-20-0		5 RUSSET ROAD								
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)							
DEGNAN MICHAEL J & EMILY		01/30/2013	F	100 (199542)								
DEGNAN EMILY M		01/25/1993	QS	42,000 (129121)								
PRECAST LIMITED PARTNERSH		12/31/1991	F	100 (125349)								
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,200	12 1.00	12B 1.00	A 1.00	230,160	1.31	A 1.00	R05	1.05		278,230

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 %
035		14	CYCLICAL GRO		10/03/2017	NF	100 100
709	01/19/1995	5	OTHER	7,500	05/20/1996	JB	100 100
708	11/15/1994	5	OTHER	7,000	05/20/1996	JB	100 100
	11/15/1994	1	NEW CONSTRUC	230,000	05/20/1996	JB	100 100

LEGAL LAND

TOTAL	40,200 SF	ZONING	RR	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 12	N O T E				LAND	278,200	262,500
St Ind	DEERFIELD SUB		LAND	905,400	865,200			
Infl	AVERAGE		DETACHED	0	0			
			OTHER	0	0			
TOTAL						1,183,600	1,127,700	



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BUILDING	CD	ADJ	DESC	MEASURE	10/3/2017	NF
MODEL	1		RESIDENTIAL	LIST	10/3/2017	EST
STYLE	5	1.05	COLONIAL [100%]	REVIEW	11/14/2017	TD
QUALITY	A+	1.20	AVG + [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS

BUILDING

YEAR BLT	1994	SIZE ADJ	0.970
NET AREA	3,552	DETAIL ADJ	1.000
\$NLA(RCN)	\$303	OVERALL	1.100
CAPACITY		UNITS	ADJ
STORIES		2	1.00
ROOMS		9	1.00
BEDROOMS		4	1.00
BATHROOMS		3	1.00
FIXTURES		10	\$17,160
GARAGE SPACES		2	1.00
% BSMT FIN		0	1.00
# 1/2 BATHS		0	1.00
# OF UNITS		1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR & WALL	1.00
EXT COVER	4	VINYL	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/CMP SH	1.00
FLOOR COVER	1	HARDWOOD	1.00
INT FINISH	2	DRYWALL	1.00
HEATING/COOL	11	HTWT/CL AIR	1.05
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,920		63.83	122,562
+	BAS	L	BASE AREA	1,920	1994	290.37	557,509
+	USF	L	UPPER STORY FIN	1,632	1994	196.97	321,450
B	OPA	N	OPEN PORCH	168		64.02	10,755
C	WDK	N	WOOD DECK	228		50.19	11,444
	BMG	O	BSMT GARAGE	2		3,960.90	7,922
	F21	O	FPL 2S 1OP	2		12,997.35	25,995
	ODS	O	OUTDOOR SHOWER	1		3,092.20	3,092

TOTAL RCN	1,077,889
CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
KITCHEN	A
BATHS	A
HEAT/ELEC	A
EFF.YR/AGE	2001 / 22
COND	16 16 %
FUNC	0
ECON	0
DEPR	16 % GD 84
RCNLD	\$905,400