Key: 6859

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 7,086

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
GROSS DIANE A **8 HARMONY LANE** **BREWSTER, MA 02631**	**52-72-0**	**8 HARMONY LANE**

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
GROSS DIANE A	03/15/2012	F	1	(196564)
GROSS RICHARD K & DIANE A	11/27/1985	XX		(104365)

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	%
425	07/18/2001	2	ADD	2,300	06/18/2002	LB	100	100
186	06/15/1990	3	OUT BUILDING	1,100	03/13/1991		100	100

LAND

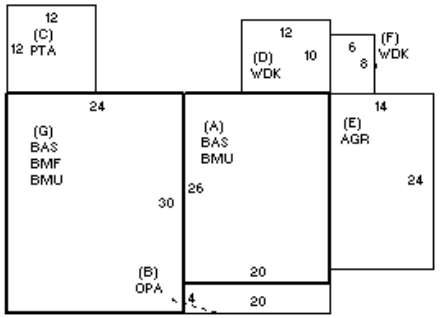
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	30,640	14 1.00	A 1.00	A 1.00	252,080	1.59	A 1.00	R03 1.15			282,100

TOTAL	30,640 SF	ZONING	RM	FRNT	0

Nbhd	NBHD 14
St Ind	AVERAGE
Infl	AVERAGE

NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	282,100	289,300
BUILDING	332,000	313,500
DETACHED	1,100	1,000
OTHER	0	0
TOTAL	**615,200**	**603,800**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	50 0.50	8X12		96	22.01	1,100

PHOTO 08/07/2017

BLDG COMMENTS

ATTIC PULL-DOWN

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	1	1.00	RANCH [100%]
QUALITY	A	1.00	AVG [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	8/7/2017	NF
LIST	8/7/2017	NF
REVIEW	10/26/2017	TD

YEAR BLT	1983	SIZE ADJ	1.000
NET AREA	1,240	DETAIL ADJ	1.000
$NLA(RCN)	$357	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	6	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	6	$7,800
GARAGE SPACES	1	1.00
% BSMT FIN	50	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	1	WD SHINGLE	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/CMP SH	1.00
FLOOR COVER	3	W/W CARPET	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	1,240		54.34	67,380
+	BAS	L	BASE AREA	1,240	1983	246.50	305,660
B	OPA	N	OPEN PORCH	80		50.00	4,000
C	PTA	N	PATIO	144		15.90	2,290
+	WDK	N	WOOD DECK	168		39.20	6,586
E	AGR	N	ATT GARAGE	336		42.24	14,192
G	BMF	N	BSMT FINISH	720		37.59	27,067
	F11	O	FPL 1S 1OP	1		7,637.00	7,637

TOTAL RCN	442,612

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

EFF.YR/AGE	1983 / 40

COND	25	25 %	
FUNC	0		
ECON	0		
DEPR	25	% GD	75

RCNLD	$332,000