

Key: 687

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 706

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER				PARCEL ID				LOCATION			
DORAN ANNE C TRUSTEE 22 FARM HILL ROAD NORTH ATTLEBORO, MA 02760				79-63-0				39 GRANDFATHERS LANE			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
DORAN ANNE C TRUSTEE				08/11/2015	F	100	29066-224				
DORAN ANNE C				04/20/2000	A	100	12955-066				
DORAN DAVID J & ANNE C				12/18/1991	QS	144,000	7798-330				

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	%
875	10/11/2016	1	NEW CONSTRUC	710,000	04/19/2018	NF	100	100
874	09/26/2016	6	DEMO	15,000	02/14/2017	NF	100	100
505	06/06/2016	8	YARD ITEMS	1,500	02/14/2017	NF	100	100
		12	CYCLICAL NON		09/21/2007	NP	100	100
235	08/10/1993	3	OUT BUILDING	1,200	02/01/1994		100	100

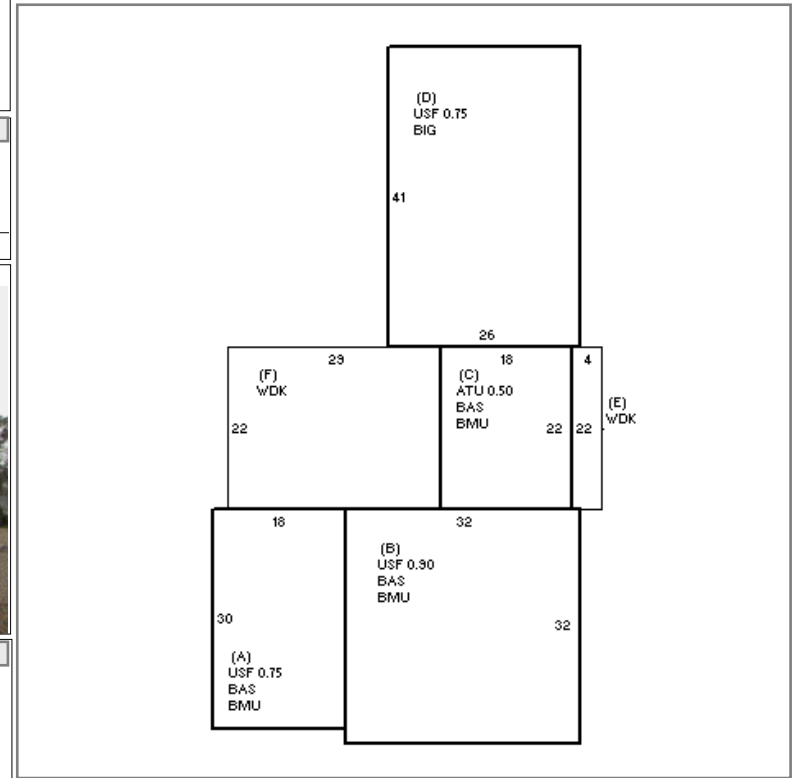
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	21,000	5	1.00	A	1.00	A	1.00	767,200	2.13	A	1.00	BA-	3.50			787,770

TOTAL	21,000 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 5	NOTE				LAND	787,800	743,200
St Ind	AVERAGE		BUILDING	1,204,700	1,150,400			
Infl	AVERAGE		DETACHED	0	0			
			OTHER	0	0			
						TOTAL	1,992,500	1,893,600

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD



BLDG COMMENTS
GENERATOR



BUILDING	CD	ADJ	DESC	MEASURE	2/14/2017	NF
MODEL	1		RESIDENTIAL	LIST	2/14/2017	NF
STYLE	4	1.02	CAPE [100%]	REVIEW	5/30/2018	TD
QUALITY	G	1.30	GOOD [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	2016	SIZE ADJ	0.970	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
NET AREA	4,086	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,960		66.01	129,381
\$NLA(RCN)	\$317	OVERALL	1.050	EXT COVER	1	WD SHINGLE	1.00	+	BAS	L	BASE AREA	1,960	2016	300.27	588,526
				ROOF SHAPE	1	GABLE	1.00	+	USF	L	UPPER STORY FIN	2,126	2016	193.75	411,903
				ROOF COVER	1	ASPH/CMP SH	1.00	C	ATU	N	ATTIC UNF	198		70.70	13,999
				FLOOR COVER	1	HARDWOOD	1.00	D	BIG	N	BUILT-IN GARAGE	1,066		62.97	67,125
				INT FINISH	2	DRYWALL	1.00	+	WDK	N	WOOD DECK	726		51.90	37,681
				HEATING/COOL	9	WARM/CL AIR	1.03	F21	O	O	FPL 2S 1OP	1		13,440.40	13,440
				FUEL SOURCE	2	GAS	1.00	ODS	O	O	OUTDOOR SHOWER	1		3,197.60	3,198

TOTAL RCN	1,295,420
CONDITION ELEM CD	
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT/ELEC	A
EFF.YR/AGE 2016 / 7	
COND	7.7%
FUNC	0
ECON	0
DEPR	7% GD 93
RCNLD	\$1,204,700