

Key: 6923

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 7.149

LEGALS

CURRENT OWNER		PARCEL ID	LOCATION	
SULLIVAN MICHAEL G & MARY B TRUSTEES THE SULLIVAN FAMILY TRUST 75 AUDREY AVENUE NEEDHAM, MA 02492		52-49-0	32 PINE BLUFF ROAD	
TRANSFER HISTORY		DOS	T	BK-PG (Cert)
SULLIVAN MICHAEL G & MARY		10/08/2019	F	1 32362-90
SULLIVAN MICHAEL G & MARY		11/24/1986	XX	47,000 5419-296

CLASS	CLASS%	DESCRIPTION		BN ID	BN	CARD	
1010	100	SINGLE FAMILY			1	1 of 1	
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	%
1027	11/18/2019	7	ALTERATIONS	7,700	07/07/2020	MR	100
475	06/04/2018	7	ALTERATIONS	4,900	05/31/2018	NF	100
754	09/29/2017	7	ALTERATIONS	12,980	05/31/2018	NF	100
NP		12	CYCLICAL NON		04/25/2007	JH	100
528	09/08/2003	7	ALTERATIONS	3,275			100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	16,200	14	1.00	A	1.00	A	1.00	252,080	2.64	A	1.00	R03	1.15			247,230

TOTAL	16,200 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 14	NOTE				LAND	247,200	253,500
St Ind	AVERAGE		BUILDING	290,000	278,100			
Infl	AVERAGE		DETACHED	2,000	2,000			
			OTHER	0	0			
						TOTAL	539,200	533,600

DETACHED

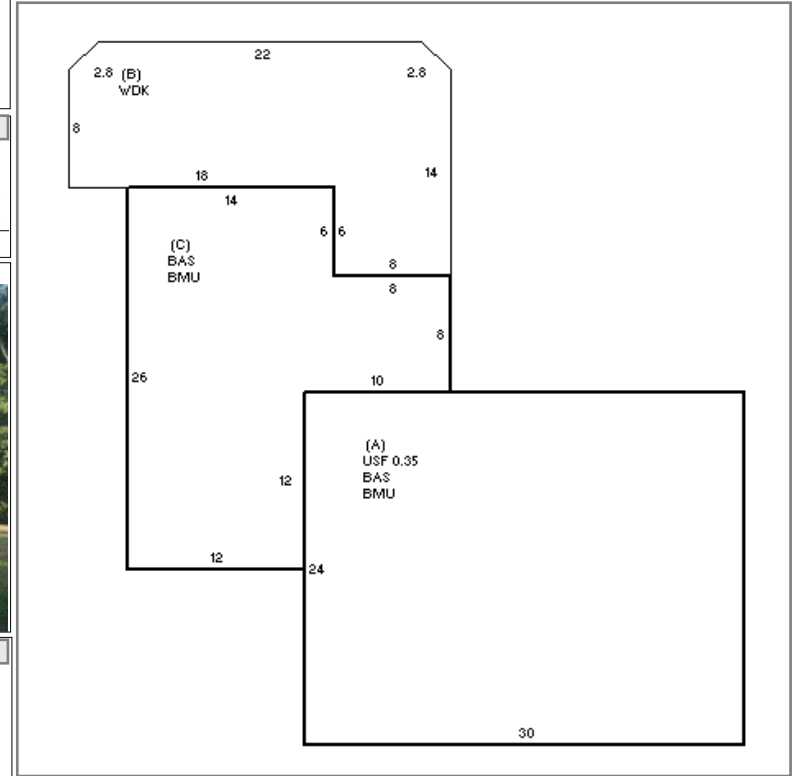
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
PTD	A	1.00	30 0.70 21X18		378	7.65	2,000



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	8/9/2017	NF
MODEL	1		RESIDENTIAL	LIST	10/3/2017	NF
STYLE	4	1.02	CAPE [100%]	REVIEW	7/20/2020	MR
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			



G

YEAR BLT	1964	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	446,149
NET AREA	1,376	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	BMU	N	BSMT UNFINISHED	1,124		57.59	64,733		
\$NLA(RCN)	\$324	OVERALL	1.020	EXT COVER	1	WD SHINGLE	1.00	+	BAS	L	BASE AREA	1,124	1964	258.97	291,086		
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	252	1964	189.44	47,738		
				ROOF COVER	1	ASPH/CMP SH	1.00	B	WDK	N	WOOD DECK	304		39.98	12,155		
				FLOOR COVER	1	HARDWOOD	1.00		BMG	O	BSMT GARAGE	1		4,535.90	4,536		
				INT FINISH	2	DRYWALL	1.00		F21	O	FPL 2S 1OP	1		10,354.00	10,354		
				HEATING/COOL	2	HOT WATER	1.00		MST	O	MAS/METAL STACK	1		5,127.50	5,128		
				FUEL SOURCE	1	OIL	1.00		ODS	O	OUTDOOR SHOWER	1		2,463.30	2,463		
																CONDITION ELEM	CD
																EXTERIOR	A
																INTERIOR	A
																KITCHEN	A
																BATHS	A
																HEAT/ELEC	A
																EFF.YR/AGE	1964 / 59
																COND	35 35 %
																FUNC	0
																ECON	0
																DEPR	35 % GD 65
																RCNLD	\$290,000