**Key: 6932**

# Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 7,158

## LEGAL

| CURRENT OWNER | PARCEL ID | LOCATION |
|---|---|---|
| KASER STEVEN B &<br>KASER MEGAN K<br>BOX 1531<br>ORLEANS, MA 02653 | 52-16-0 | 94 PINE BLUFF ROAD |

| TRANSFER HISTORY | DOS | T | SALE PRICE | BK-PG (Cert) |
|---|---|---|---|---|
| KASER STEVEN B & | 12/15/2009 | A | 150,000 | 24235-70 |
| KASER STEVEN B & | 02/17/2009 | A | 1 | 23453-138 |
| KASER BARBARA E | 04/16/2002 | DC | | 15053-026 |

| CLASS | CLASS% | DESCRIPTION | BN ID | BN | CARD |
|---|---|---|---|---|---|
| 1010 | 100 | SINGLE FAMILY | | 1 | 1 of 1 |

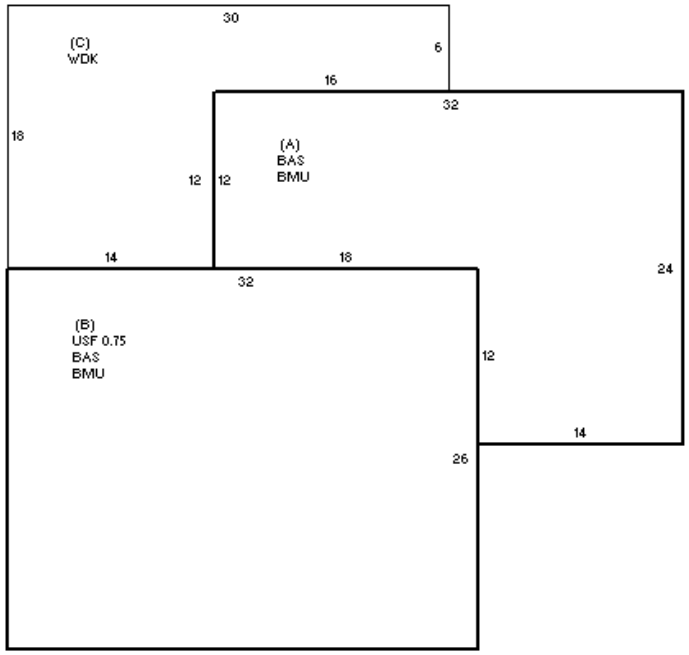
| PMT NO | PMT DT | TY | DESC | AMOUNT | INSP | BY | 1st | % |
|---|---|---|---|---|---|---|---|---|
| 24-500 | 06/05/2024 | 7 | ALTERATIONS | 20,000 | | | 0 | 0 |
| | | 14 | CYCLICAL GRO | | 08/09/2017 | NF | 100 | 100 |
| 143 | 03/01/2016 | 7 | ALTERATIONS | 4,000 | 03/13/2017 | NF | 100 | 100 |
| 449 | 08/18/2008 | 7 | ALTERATIONS | 25,000 | 04/16/2010 | JH | 100 | 100 |
| 491 | 07/25/2006 | 2 | ADD | 6,000 | 04/26/2007 | JH | 100 | 100 |

## LAND

| CD | T | AC/SF/UN | Nbhd | St Ind | Infl | ADJ BASE | SAF | Topo | Lpi | VC | CREDIT AMT | ADJ VALUE |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 100 | S | 18,300 | 14 1.00 | A 1.00 | A 1.00 | 252,080 | 2.38 | A 1.00 | R03 1.15 | | | 252,210 |

| TOTAL | 18,300 SF | ZONING | RM | FRNT | 0 |
|---|---|---|---|---|---|
| Nbhd | NBHD 14 | NOTE | | | |
| St Ind | AVERAGE | | | | |
| Infl | AVERAGE | | | | |

| ASSESSED | CURRENT | PREVIOUS |
|---|---|---|
| LAND | 252,200 | 258,600 |
| BUILDING | 397,700 | 381,200 |
| DETACHED | 2,000 | 1,900 |
| OTHER | 0 | 0 |
| TOTAL | **651,900** | **641,700** |




## DETACHED

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|---|---|---|---|---|---|---|---|
| SHF | A 1.00 | 50 0.50 | 8X12 | | 96 | 22.01 | 1,100 |
| SHF | A 1.00 | 50 0.50 | 6X4 | | 24 | 22.94 | 300 |
| SHM | A 1.00 | 50 0.50 | 10X8 | | 80 | 16.05 | 600 |

PHOTO 12/21/2020

BLDG COMMENTS

## BUILDING

| BUILDING | CD | ADJ | DESC |
|---|---|---|---|
| MODEL | 1 | | RESIDENTIAL |
| STYLE | 4 | 1.02 | CAPE [100%] |
| QUALITY | A | 1.00 | AVG [100%] |
| FRAME | 1 | 1.00 | WD FRAME [100%] |

| MEASURE | 8/9/2017 | NF |
|---|---|---|
| LIST | 4/26/2007 | JH |
| REVIEW | 10/31/2017 | TD |

| YEAR BLT | 1964 | SIZE ADJ | 1.000 |
|---|---|---|---|
| NET AREA | 2,008 | DETAIL ADJ | 1.000 |
| $NLA(RCN) | $296 | OVERALL | 1.050 |

| CAPACITY | UNITS | ADJ |
|---|---|---|
| STORIES | 1.75 | 1.00 |
| ROOMS | 8 | 1.00 |
| BEDROOMS | 4 | 1.00 |
| BATHROOMS | 2 | 1.00 |
| FIXTURES | 8 | $10,920 |
| GARAGE SPACES | 0 | 1.00 |
| % BSMT FIN | 0 | 1.00 |
| # 1/2 BATHS | 1 | 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 | 1 | HARDWOOD | 1.00 |
| INT FINISH | 2 | DRYWALL | 1.00 |
| HEATING/COOL | 9 | WARM/CL AIR | 1.03 |
| FUEL SOURCE | 2 | GAS | 1.00 |

| S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN |
|---|---|---|---|---|---|---|---|
| + | BMU | N | BSMT UNFINISHED | 1,384 | | 57.06 | 78,965 |
| + | BAS | L | BASE AREA | 1,384 | 1964 | 258.83 | 358,214 |
| B | USF | L | UPPER STORY FIN | 624 | 1964 | 193.04 | 120,457 |
| C | WDK | N | WOOD DECK | 348 | | 41.16 | 14,324 |
| | F21 | O | FPL 2S 1OP | 1 | | 10,658.60 | 10,659 |

| TOTAL RCN | 593,539 |
|---|---|

| CONDITION ELEM | CD |
|---|---|
| EXTERIOR | A |
| INTERIOR | A |
| KITCHEN | A |
| BATHS | G |
| HEAT/ELEC | A |

| EFF.YR/AGE | 1967 / 56 | | |
|---|---|---|---|
| COND | 33 | 33 % | |
| FUNC | 0 | | |
| ECON | 0 | | |
| DEPR | 33 | % GD | 67 |
| RCNLD | $397,700 | | |