

Key: 6964

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 7.190

LEGALS

| CURRENT OWNER | | | | PARCEL ID | | | | LOCATION | | | | |
|--|--|--|--|------------|----|------------|--------------|----------------|--|--|--|--|
| STEPHENS MICHAEL J & DOROTHY M ROBINSON LAURA S 99 SURREY LANE BREWSTER, MA 02631 | | | | 51-123-0 | | | | 99 SURREY LANE | | | | |
| TRANSFER HISTORY | | | | DOS | T | SALE PRICE | BK-PG (Cert) | | | | | |
| STEPHENS MICHAEL J & DORO | | | | 04/02/2003 | J | | 1 | 16679-347 | | | | |
| STEPHENS MICHAEL J & DORO | | | | 09/12/2002 | QS | 837,500 | | 15586-236 | | | | |
| WITT NANCY K | | | | 07/09/1990 | A | | 10 | 7220-035 | | | | |

| 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 | % |
| 679 | 07/30/2021 | 7 | ALTERATIONS | 2,500 | 05/05/2022 | TCK | 100 | 100 |
| NP | | 12 | CYCLICAL NON | | 04/27/2007 | JH | 100 | 100 |

LAND

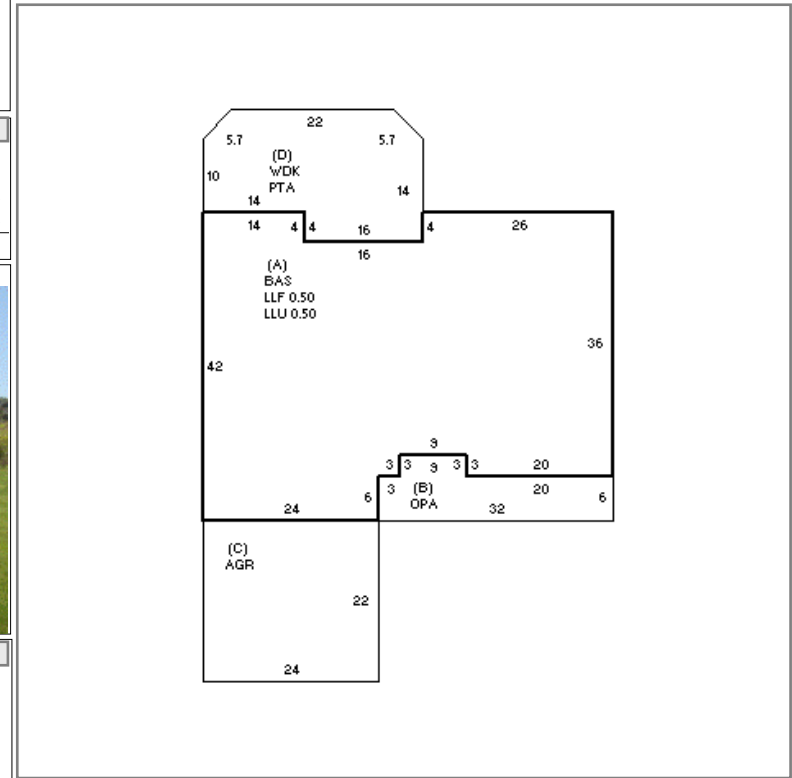
| CD | T | AC/SF/UN | Nbhd | St Ind | Infl | ADJ BASE | SAF | Topo | Lpi | VC | CREDIT AMT | ADJ VALUE | | | | |
|-----|---|----------|------|--------|------|----------|-----|------|---------|------|------------|-----------|-----|------|--|---------|
| 100 | S | 41,000 | 14 | 1.00 | A | 1.00 | A | 1.00 | 552,384 | 1.29 | 10 | 0.90 | PF4 | 2.80 | | 672,360 |

| TOTAL | 41,000 SF | ZONING | BOA FY 2004 | RM | T= NO WATER ACCESS | FRNT | 0 | ASSESSED | LAND 672,400 BUILDING 760,600 DETACHED 0 OTHER 0 | CURRENT | 1,433,000 | PREVIOUS | 634,300 727,100 0 0 |
|-------|-----------|--------|-------------|--------|--------------------|------|---------|----------|---|---------|-----------|----------|------------------------------|
| Nbhd | NBHD 14 | NOTE | | St Ind | AVERAGE | Infl | AVERAGE | TOTAL | | | | | |

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|----|------|------|----------|----|-------|-----------|-------|
| | | | | | | | |



BLDG COMMENTS
BMF - 2 BED/BATH & KITCHENETTE(STOVE/SINK/REFRIG),FAMRM



DETACHED

| BUILDING | CD | ADJ | DESC | MEASURE | 8/17/2017 | NF |
|----------|----|------|-----------------|---------|-----------|----|
| MODEL | 1 | | RESIDENTIAL | LIST | 8/30/2017 | NF |
| STYLE | 1 | 1.00 | RANCH [100%] | REVIEW | 5/5/2022 | MR |
| QUALITY | G | 1.30 | GOOD [100%] | | | |
| FRAME | 1 | 1.00 | WD FRAME [100%] | | | |

BUILDING

| YEAR BLT | 1986 | SIZE ADJ | 0.980 |
|---------------|-------|------------|-------|
| NET AREA | 3,104 | DETAIL ADJ | 1.000 |
| \$NLA(RCN) | \$306 | OVERALL | 1.000 |
| CAPACITY | | UNITS | ADJ |
| STORIES | 1 | 1.00 | |
| ROOMS | 7 | 1.00 | |
| BEDROOMS | 5 | 1.00 | |
| BATHROOMS | 3 | 1.00 | |
| FIXTURES | 9 | \$15,210 | |
| GARAGE SPACES | 2 | 1.00 | |
| % BSMT FIN | 50 | 1.00 | |
| # 1/2 BATHS | 0 | 1.00 | |
| # OF UNITS | 1 | 1.00 | |

| ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN |
|--------------|----|-------------|------|---|-----|---|-----------------|-------|------|-----------|---------|
| FOUNDATION | 4 | FLR & WALL | 1.00 | A | LLU | N | LOWER LEVEL UNF | 1,035 | | 102.02 | 105,593 |
| EXT COVER | 1 | WD SHINGLE | 1.00 | A | LLF | L | LOWER LEVEL FIN | 1,035 | 1986 | 156.21 | 161,681 |
| ROOF SHAPE | 1 | GABLE | 1.00 | A | BAS | L | BASE AREA | 2,069 | 1986 | 282.64 | 584,776 |
| ROOF COVER | 1 | ASPH/CMP SH | 1.00 | B | OPA | N | OPEN PORCH | 219 | | 63.70 | 13,950 |
| FLOOR COVER | 1 | HARDWOOD | 1.00 | C | AGR | N | ATT GARAGE | 528 | | 49.42 | 26,093 |
| INT FINISH | 2 | DRYWALL | 1.00 | D | PTA | N | PATIO | 468 | | 16.21 | 7,584 |
| HEATING/COOL | 2 | HOT WATER | 1.00 | D | WDK | N | WOOD DECK | 468 | | 49.94 | 23,373 |
| FUEL SOURCE | 1 | OIL | 1.00 | F | F11 | O | FPL 1S 1OP | 1 | | 9,729.50 | 9,730 |
| | | | | K | KIT | O | XTRA KITCHEN | 1 | | 2,764.60 | 2,765 |

| TOTAL RCN | 950,754 |
|----------------|------------|
| CONDITION ELEM | CD |
| EXTERIOR | A |
| INTERIOR | G |
| KITCHEN | G |
| BATHS | A |
| HEAT/ELEC | A |
| EFF.YR/AGE | 1993 / 30 |
| COND | 20 20 % |
| FUNC | 0 |
| ECON | 0 |
| DEPR | 20 % GD 80 |
| RCNLD | \$760,600 |