

Key: 6971

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 7.195

LEG
AL
LAND

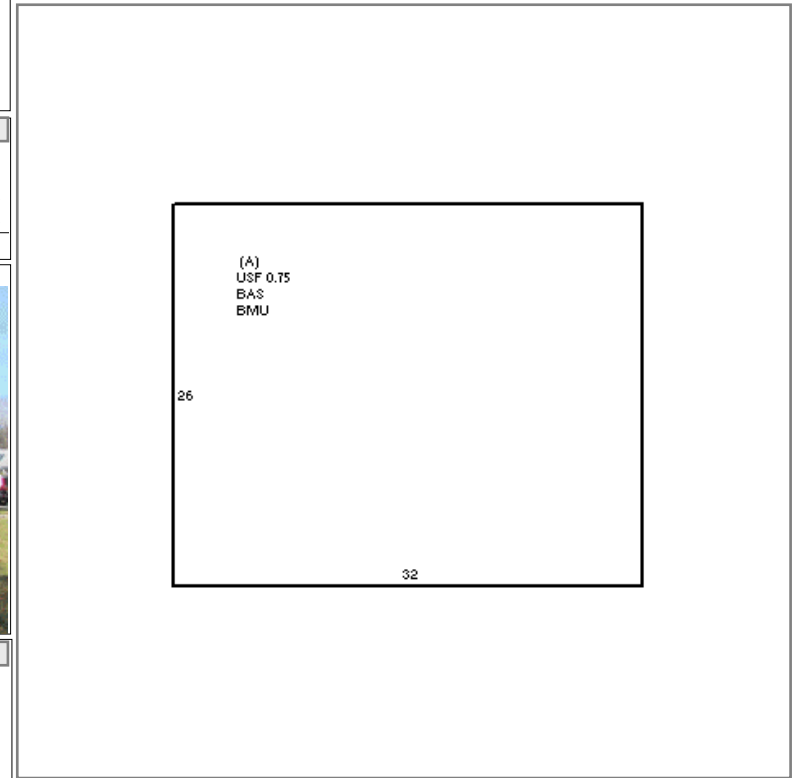
CURRENT OWNER		PARCEL ID	LOCATION		
CALOURO PORTIA K & MOSES J JR 11 SNOW SHORE ROAD ORLEANS, MA 02653		52-27-0	41 TROUT POND LANE		
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
CALOURO PORTIA K & MOSES		06/30/2015	QS	353,000	28980-227
HALLETT WILLIAM J JR &		11/13/2014	O	336,000	28505-131
VAN NOSTRAND SUSAN ETAL		06/14/2001	A	1	13934-336

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	%
222	03/18/2022	7	ALTERATIONS	15,000	03/16/2023	TCK	100	100
444	05/29/2014	7	ALTERATIONS	6,000	06/04/2015	MW	100	100
NP		12	CYCLICAL NON		04/25/2007	JH	100	100

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	15,800	14	1.00	A	1.00	A	1.00	252,080	2.69	A	1.00	R03	1.15			246,180

TOTAL	15,800 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 14	NOTE				LAND	246,200	252,500
St Ind	AVERAGE		BUILDING	330,300	311,900			
Infl	AVERAGE		DETACHED	3,900	3,900			
			OTHER	0	0			
						TOTAL	580,400	568,300

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70		154	20.77	2,200
PTD	A	1.00	20 0.80		270	8.10	1,700



BUILDING	CD	ADJ	DESC	MEASURE	3/28/2018	NF
MODEL	1		RESIDENTIAL	LIST	4/25/2007	JH
STYLE	4	1.02	CAPE [100%]	REVIEW	4/3/2023	EMZ
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS

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YEAR BLT	1965	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	434,568	
NET AREA	1,456	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	832		61.95	51,542	CONDITION ELEM	CD	
\$NLA(RCN)	\$298	OVERALL	1.050	EXT COVER	1	WD SHINGLE	1.00	A	BAS	L	BASE AREA	832	1965	289.88	241,184	EXTERIOR	A	
				ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	624	1965	193.04	120,457	INTERIOR	V	
				ROOF COVER	1	ASPH/CMP SH	1.00		F21	O	FPL 2S 1OP	1		10,658.60	10,659	KITCHEN	V	
				FLOOR COVER	1	HARDWOOD	1.00		ODS	O	OUTDOOR SHOWER	1		2,535.80	2,536	BATHS	G	
				INT FINISH	2	DRYWALL	1.00									HEAT/ELEC	A	
				HEATING/COOL	9	WARM/CL AIR	1.03											
				FUEL SOURCE	1	OIL	1.00											
CAPACITY		UNITS	ADJ															
STORIES		1.75	1.00															
ROOMS		6	1.00															
BEDROOMS		4	1.00															
BATHROOMS		2	1.00															
FIXTURES		6	\$8,190															
GARAGE SPACES		0	1.00															
% BSMT FIN		0	1.00															
# 1/2 BATHS		0	1.00															
# OF UNITS		1	1.00															
EFF.YR/AGE		1985 / 38																
COND	24	24 %																
FUNC	0																	
ECON	0																	
DEPR	24	% GD	76															
RCNLD				\$330,300														