Key: 7012

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 7,239

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
ONEILL TIMOTHY **C/O ONEILL TIMOTHY PATRICK TRUSTEE** **24 JOLLYS CROSSING ROAD** **BREWSTER, MA 02631**	**62-28-0**	**24 JOLLYS CROSSING ROAD**

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
ONEILL TIMOTHY PATRICK TR	04/25/2024	F	1	36331-179
ONEILL TIMOTHY	04/11/2022	F	10	35039-25
O'NEILL TIMOTHY & GAIL	02/08/2019	F	1	31826-333

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

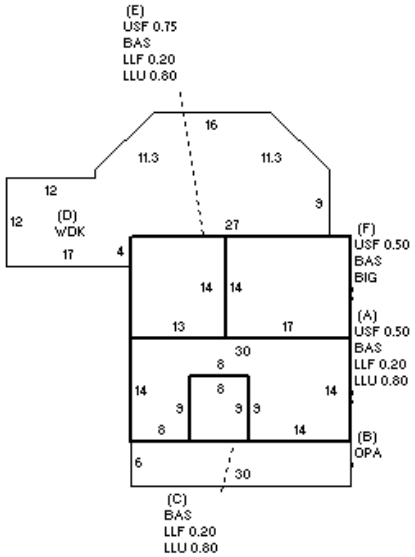
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
	11/30/2018	15	SALE REVIEW	554,000	07/22/2019	JMG	100	100
447	10/26/2009	1	NEW CONSTRUC	30,000	01/12/2011	JH	100	100
NP		12	CYCLICAL NON		04/06/2007	JH	100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	30,832	13 1.00	A 1.00	A 1.00	274,000	1.58	A 1.00	R08 1.25			307,060

TOTAL	30,832 SF	ZONING	RL	FRNT	0
Nbhd	NBHD 13	NOTE			
St Ind	AVERAGE				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	307,100	289,700
BUILDING	420,000	401,600
DETACHED	1,100	1,000
OTHER	0	0
TOTAL	**728,200**	**692,300**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	50 0.50	8X12		96	22.01	1,100

PHOTO 01/25/2021

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.02	CAPE [100%]
QUALITY	+	1.10	PLUS AVE [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	1/25/2021	TCK
LIST	1/23/2021	EST
REVIEW	2/1/2021	MR

YEAR BLT	1984	SIZE ADJ	1.000
NET AREA	1,390	DETAIL ADJ	1.000
$NLA(RCN)	$364	OVERALL	1.030

CAPACITY	UNITS	ADJ
STORIES	1.5	1.00
ROOMS	7	1.00
BEDROOMS	4	1.00
BATHROOMS	3	1.00
FIXTURES	9	$13,256
GARAGE SPACES	1	1.00
% BSMT FIN	20	1.00
# 1/2 BATHS	0	1.00
# OF UNITS	1	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	4	FLR & WALL	1.00
EXT COVER	2	CLAPBOARD	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	1	ASPH/CMP SH	1.00
FLOOR COVER	2	SOFTWOOD	1.00
INT FINISH	2	DRYWALL	1.00
HEATING/COOL	15	HTWT+DCTLS AC	1.01
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	LLU	N	LOWER LEVEL UNF	482		101.20	48,778
+	LLF	L	LOWER LEVEL FIN	120	1984	165.65	19,877
+	BAS	L	BASE AREA	840	1984	312.80	262,751
+	USF	L	UPPER STORY FIN	430	1984	210.42	90,483
B	OPA	N	OPEN PORCH	180		56.65	10,197
D	WDK	N	WOOD DECK	644		44.41	28,603
F	BIG	N	BUILT-IN GARAGE	238		63.91	15,211
	F22	O	FPL 2S 2OP	1		14,130.80	14,131
	ODS	O	OUTDOOR SHOWER	1		2,736.20	2,736

TOTAL RCN	506,022

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

EFF.YR/AGE	1999 / 24		
COND	17	17 %	
FUNC	0		
ECON	0		
DEPR	17	% GD	83
RCNLD			$420,000