

Key: 7028

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 7.256

LEG
AL
LAND

| CURRENT OWNER | | | | PARCEL ID | | | | LOCATION | | | |
|---|--|--|--|------------|----|------------|--------------|--------------------|--|--|--|
| FOSTER MICHAEL G & BROOKE 7 DEER MEADOW LANE BREWSTER, MA 02631 | | | | 52-32-0 | | | | 7 DEER MEADOW LANE | | | |
| TRANSFER HISTORY | | | | DOS | T | SALE PRICE | BK-PG (Cert) | | | | |
| FOSTER MICHAEL G & BROOKE | | | | 08/15/2008 | H | 325,000 | 23103-332 | | | | |
| BRADLEY SHELDON D | | | | 04/29/2003 | H | 130,000 | 16824-262 | | | | |
| BRADLEY ELIZABETH D | | | | 02/03/1986 | ML | 4911-005 | | | | | |

| 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 | % |
| 290 | 05/01/2015 | 7 | ALTERATIONS | 1,300 | 05/04/2016 | WFF | 100 | 100 |
| 256 | 04/23/2015 | 7 | ALTERATIONS | 1,500 | 05/04/2016 | WFF | 100 | 100 |
| 898 | 10/31/2014 | 7 | ALTERATIONS | 1,500 | 06/02/2015 | MW | 100 | 100 |
| NP | | 12 | CYCLICAL NON | | 04/23/2007 | JH | 100 | 100 |


LAND

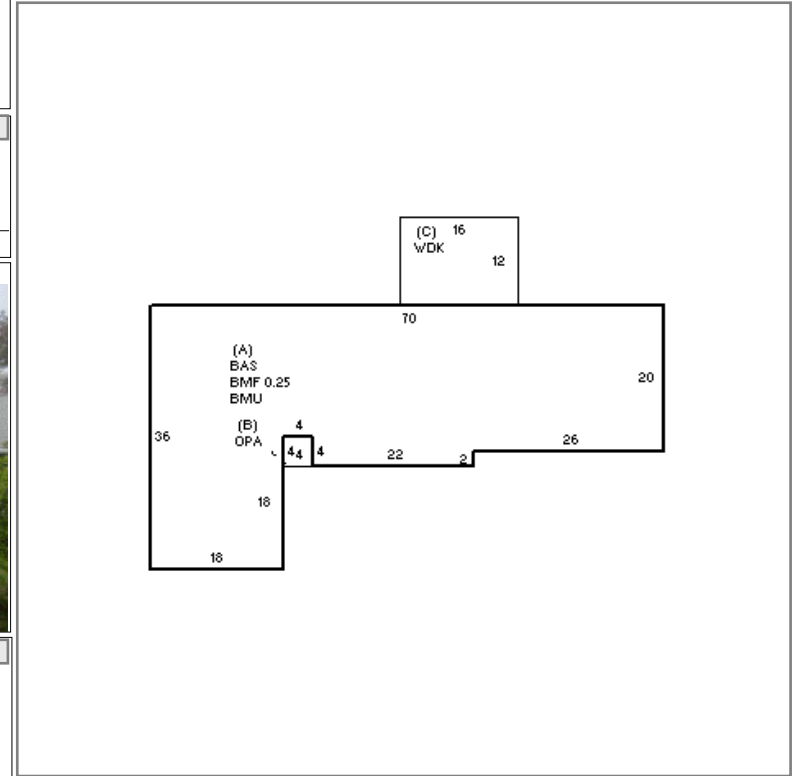
| CD | T | AC/SF/UN | Nbhd | St Ind | Infl | ADJ BASE | SAF | Topo | Lpi | VC | CREDIT AMT | ADJ VALUE | | | | | |
|-----|---|----------|------|--------|------|----------|-----|------|---------|------|------------|-----------|-----|------|--|--|---------|
| 100 | S | 35,200 | 14 | 1.00 | A | 1.00 | A | 1.00 | 252,080 | 1.44 | A | 1.00 | R03 | 1.15 | | | 292,940 |

DETACHED

| TOTAL | 35,200 SF | ZONING | RM | FRNT | 0 | ASSESSED | CURRENT | PREVIOUS |
|--------|-----------|--------|----------|---------|---------|--------------|----------------|----------------|
| Nbhd | NBHD 14 | NOTE | | | | LAND | 292,900 | 300,400 |
| St Ind | AVERAGE | | LAND | 396,800 | 374,800 | | | |
| Infl | AVERAGE | | DETACHED | 10,100 | 10,000 | | | |
| | | | OTHER | 0 | 0 | | | |
| | | | | | | TOTAL | 699,800 | 685,200 |

BU
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ING

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD | PHOTO | 05/04/2016 |
|-----|------|------|---------------|----|-------|-----------|--------|--|------------|
| DGF | A | 1.00 | 30 0.70 20X24 | | 480 | 30.15 | 10,100 |  | |



| BUILDING | CD | ADJ | DESC | MEASURE | 8/15/2017 | REF |
|----------|----|------|-----------------|---------|------------|-----|
| MODEL | 1 | | RESIDENTIAL | LIST | 8/15/2017 | REF |
| STYLE | 1 | 1.00 | RANCH [100%] | REVIEW | 10/31/2017 | TD |
| QUALITY | A | 1.00 | AVG [100%] | | | |
| FRAME | 1 | 1.00 | WD FRAME [100%] | | | |

| YEAR BLT | 1965 | SIZE ADJ | 1.000 | ELEMENT | CD | DESCRIPTION | ADJ | S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN | TOTAL RCN | 583,485 |
|---------------|-------|------------|-------|--------------|----|-------------|------|-----|-----|----------------|-----------------|-------|----------|-----------|---------|-----------|---------|
| NET AREA | 1,724 | DETAIL ADJ | 1.000 | FOUNDATION | 4 | FLR & WALL | 1.00 | A | BMU | N | BSMT UNFINISHED | 1,724 | | 53.71 | 92,597 | | |
| \$NLA(RCN) | \$338 | OVERALL | 1.050 | EXT COVER | 1 | WD SHINGLE | 1.00 | A | BMF | N | BSMT FINISH | 431 | | 42.35 | 18,253 | | |
| CAPACITY | | | | ROOF SHAPE | 1 | GABLE | 1.00 | A | BAS | L | BASE AREA | 1,724 | 1965 | 248.47 | 428,365 | | |
| STORIES | 1 | 1.00 | | ROOF COVER | 1 | ASPH/CMP SH | 1.00 | B | OPA | N | OPEN PORCH | 16 | | 52.50 | 840 | | |
| ROOMS | 7 | 1.00 | | FLOOR COVER | 1 | HARDWOOD | 1.00 | C | WDK | N | WOOD DECK | 192 | | 41.16 | 7,902 | | |
| BEDROOMS | 3 | 1.00 | | INT FINISH | 2 | DRYWALL | 1.00 | BMG | O | BSMT GARAGE | 1 | | 4,669.40 | 4,669 | | | |
| BATHROOMS | 2 | 1.00 | | HEATING/COOL | 11 | HTWT/CL AIR | 1.05 | F11 | O | FPL 1S IOP | 2 | | 8,018.35 | 16,037 | | | |
| FIXTURES | 9 | \$12,285 | | FUEL SOURCE | 1 | OIL | 1.00 | ODS | O | OUTDOOR SHOWER | 1 | | 2,535.80 | 2,536 | | | |
| GARAGE SPACES | 0 | 1.00 | | | | | | | | | | | | | | | |
| % BSMT FIN | 25 | 1.00 | | | | | | | | | | | | | | | |
| # 1/2 BATHS | 1 | 1.00 | | | | | | | | | | | | | | | |
| # OF UNITS | 1 | 1.00 | | | | | | | | | | | | | | | |

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

| EFF. YR/AGE | 1969 / 54 |
|-------------|------------|
| COND | 32 32 % |
| FUNC | 0 |
| ECON | 0 |
| DEPR | 32 % GD 68 |
| RCNLD | \$396,800 |