Key: 7054

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 7,282

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
WILSON NOAH D 10 EISENHOWER ROAD FRAMINGHAM, MA 01701	51-21-0	24 MEADOW GLEN LANE

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
WILSON NOAH D	12/09/2011	A		25907-172
WILSON WAYNE D TRUSTEE	10/24/1994	A	100	9416-173

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

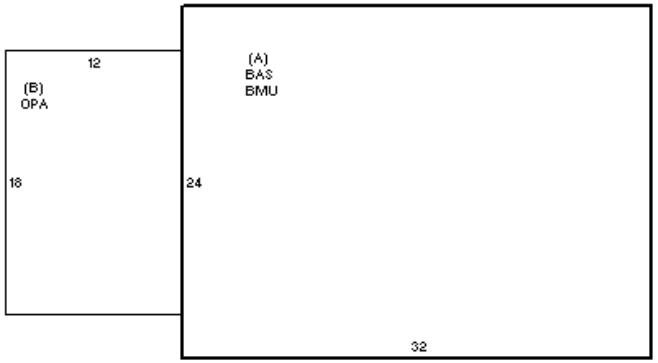
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	17,100	14 1.00	A 1.00	A 1.00	252,080	2.52	A 1.00	R03 1.15			249,480

TOTAL	17,100 SF	ZONING	RM	FRNT	0
Nbhd	NBHD 14	NOTE			
St Ind	AVERAGE				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	249,500	255,800
BUILDING	201,300	192,800
DETACHED	0	0
OTHER	0	0
TOTAL	**450,800**	**448,600**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 08/16/2017

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	1	1.00	RANCH [100%]
QUALITY	A	1.00	AVG [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	8/16/2017	NF
LIST	8/16/2017	EST
REVIEW	10/31/2017	TD

YEAR BLT	1970	SIZE ADJ	1.000
NET AREA	768	DETAIL ADJ	1.000
$NLA(RCN)	$385	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	4	1.00
BEDROOMS	2	1.00
BATHROOMS	1	1.00
FIXTURES	3	$3,900
GARAGE SPACES	0	1.00
% BSMT FIN	0	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	1	WD SHINGLE	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	2	HOT WATER	1.00
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	768		62.30	47,849
A	BAS	L	BASE AREA	768	1970	290.87	223,388
B	OPA	N	OPEN PORCH	216		50.00	10,800
	F11	O	FPL 1S 1OP	1		7,637.00	7,637
	ODS	O	OUTDOOR SHOWER	1		2,415.00	2,415

TOTAL RCN	295,989

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

EFF.YR/AGE	1970 / 53		
COND	32	32 %	
FUNC	0		
ECON	0		
DEPR	32	% GD	68
RCNLD	$201,300		