

Key: 7066

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 7.294

LEGAL LAND

CURRENT OWNER						PARCEL ID				LOCATION			
CALKINS CHARLES W & DIANE L						52-25-0				17 TROUT POND LANE			
17 TROUT POND LANE						TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)
BREWSTER, MA 02631						CALKINS CHARLES W & DIANE				11/04/1983	XX		3920-166

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	%
1089	12/10/2019	7	ALTERATIONS	1,600	07/08/2020	MR	100	100
NP		12	CYCLICAL NON		04/25/2007	JH	100	100
303	06/04/2004	2	ADD	40,000	04/30/2005	JB	100	100
07	01/13/1993	2	ADD	8,000	04/01/1994		100	100

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	15,400	14	1.00	A	1.00	A	1.00	252,080	2.75	A	1.00	R03	1.15			245,110

TOTAL	15,420 SF	ZONING		RM		FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 14	NOTE	LAND	245,100	251,400					
St Ind	AVERAGE		BUILDING	424,300	405,500					
Infl	AVERAGE		DETACHED	900	900					
			OTHER	0	0					
			TOTAL	670,300	657,800					

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	50 0.50 8X10		80	22.01	900



BUILDING	CD	ADJ	DESC	MEASURE	8/15/2017	NF
MODEL	1		RESIDENTIAL	LIST	8/15/2017	EST
STYLE	1	1.00	RANCH [100%]	REVIEW	7/20/2020	MR
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS

DETACHED

BUILDING

YEAR BLT	1984	SIZE ADJ	1.000
NET AREA	1,682	DETAIL ADJ	1.000
\$NLA(RCN)	\$319	OVERALL	1.050
CAPACITY		UNITS	ADJ
STORIES	1	1.00	
ROOMS	6	1.00	
BEDROOMS	3	1.00	
BATHROOMS	1	1.00	
FIXTURES	3	\$4,095	
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	1	HARDWOOD	1.00
INT FINISH	2	DRYWALL	1.00
HEATING/COOL	11	HTWT/CL AIR	1.05
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	1,556		55.26	85,984
B	BAS	L	BASE AREA	360	2004	248.47	89,450
+	BAS	L	BASE AREA	1,322	1984	248.47	328,480
D	WDK	N	WOOD DECK	190		41.16	7,820
E	PTA	N	PATIO	592		12.52	7,413
	F11	O	FPL 1S 10P	1		8,018.90	8,019
	GFP	O	GAS FIREPLACE	1		3,282.30	3,282
	ODS	O	OUTDOOR SHOWER	1		2,535.80	2,536

TOTAL RCN	537,078
CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT/ELEC	A
EFF.YR/AGE	1991 / 32
COND	21 21 %
FUNC	0
ECON	0
DEPR	21 % GD 79
RCNLD	\$424,300

