Key: 7073

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 7,301

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
DEAN SUZANNE (LIFE ESTATE) **52 PINE BLUFF ROAD** **BREWSTER, MA 02631**	**52-47-0**	**52 PINE BLUFF ROAD**

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
DEAN SUZANNE (LIFE ESTATE	07/24/2012	F	1	26525-242
DEAN SUZANNE	03/20/1989	A	100	6664-16

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

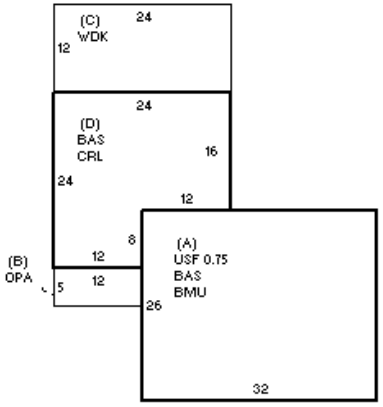
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
23-676	07/19/2023	7	ALTERATIONS	30,000	05/30/2024	TCK	100	100
360	04/30/2018	7	ALTERATIONS	5,000	07/16/2019	NF	100	100
537	08/22/2007	7	ALTERATIONS	2,300	07/19/2008	DHT	100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	16,400	14 1.00	A 1.00	A 1.00	252,080	2.61	A 1.00	R03 1.15			247,770

TOTAL	16,400 SF	ZONING	RM	FRNT	0
Nbhd	NBHD 14	NOTE			
St Ind	AVERAGE				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	247,800	254,100
BUILDING	406,900	366,800
DETACHED	900	900
OTHER	0	0
TOTAL	**655,600**	**621,800**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	L 0.80	70 0.30	10X18		180	16.62	900

PHOTO 06/12/2024

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.02	CAPE [100%]
QUALITY	A	1.00	AVG [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	8/9/2017	NF
LIST	8/9/2017	EST
REVIEW	6/12/2024	EMZ

YEAR BLT	1970	SIZE ADJ	1.000
NET AREA	1,936	DETAIL ADJ	1.000
$NLA(RCN)	$284	OVERALL	1.020

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	7	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	8	$10,608
GARAGE SPACES	0	1.00
% BSMT FIN	0	1.00
# 1/2 BATHS	1	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	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BMU	N	BSMT UNFINISHED	832		60.18	50,070
+	BAS	L	BASE AREA	1,312	1970	251.43	329,876
A	USF	L	UPPER STORY FIN	624	1970	187.52	117,015
B	OPA	N	OPEN PORCH	60		51.00	3,060
C	WDK	N	WOOD DECK	288		39.99	11,516
D	CRL	N	BSMT CRAWL	480		30.97	14,867
	F21	O	FPL 2S 1OP	1		10,354.00	10,354
	ODS	O	OUTDOOR SHOWER	1		2,463.30	2,463

TOTAL RCN	549,829
CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	A
KITCHEN	A
BATHS	V
HEAT/ELEC	A

EFF.YR/AGE	1981 / 42		
COND	26	26 %	
FUNC	0		
ECON	0		
DEPR	26	% GD	74
RCNLD	$406,900		