

Key: 7101

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 7.329

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CURRENT OWNER				PARCEL ID				LOCATION			
PROUJANSKY ROY & MICHELLE 156 ROSEMARY LANE BREWSTER, MA 02631				51-30-0				156 ROSEMARY LANE			
TRANSFER HISTORY				DOS	T	SALE PRICE	BK-PG (Cert)				
PROUJANSKY ROY & MICHELLE				09/06/2013	QS	355,000	(201367)				
MITCHELL PRESTON A				02/15/2001	N	240,000	(160664)				
MCINALLY IRIS				01/04/2000	A	1	(156183)				

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	%
24-243	04/11/2024	2	ADD	50,000				0
18	01/08/2020	7	ALTERATIONS	1,600	12/21/2020	NF	100	100
59	01/22/2014	5	OTHER	14,888	06/02/2015	MW	100	100
NP		5	OTHER		04/11/2013	SF	100	100
NP		12	CYCLICAL NON		04/18/2007	JH	100	100

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	15,000	14	1.00	A	1.00	A	1.00	252,080	2.82	A	1.00	R02	1.15			244,380

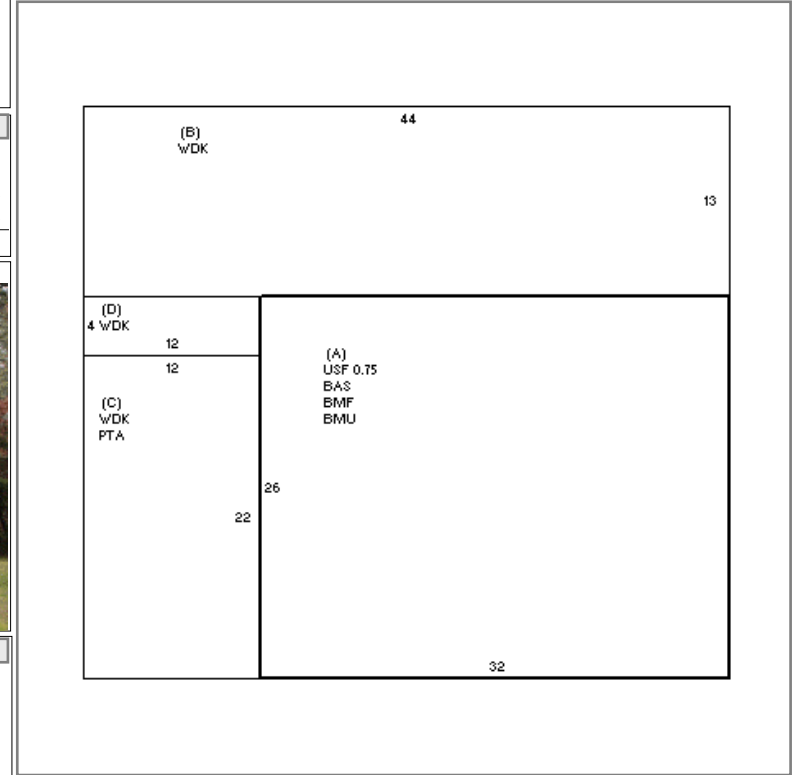
TOTAL	15,000 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 14	NOTE				LAND	244,400	250,600
St Ind	AVERAGE		LAND	410,600	392,600			
Infl	AVERAGE		BUILDING	0	0			
			DETACHED	0	0			
						OTHER	0	0
						TOTAL	655,000	643,200

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
								12/21/2020



BUILDING	CD	ADJ	DESC	MEASURE	8/30/2017	NF
MODEL	1		RESIDENTIAL	LIST	10/24/2017	NF
STYLE	5	1.05	COLONIAL [100%]	REVIEW	1/26/2021	MR
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS
BMF=RECRM,BATH,SPARE RM HATCH TO ATTIC



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YEAR BLT	1988	SIZE ADJ	1.000
NET AREA	1,456	DETAIL ADJ	1.000
\$NLA(RCN)	\$340	OVERALL	1.040
CAPACITY		UNITS	ADJ
STORIES		1.75	1.00
ROOMS		6	1.00
BEDROOMS		3	1.00
BATHROOMS		3	1.00
FIXTURES		9	\$12,168
GARAGE SPACES		0	1.00
% BSMT FIN		100	1.00
# 1/2 BATHS		0	1.00
# OF UNITS		1	1.00

ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	832		61.36	51,052
EXT COVER	2	CLAPBOARD	1.00	A	BMF	N	BSMT FINISH	832		37.02	30,804
ROOF SHAPE	6	SALTBOX	1.00	A	BAS	L	BASE AREA	832	1988	287.12	238,887
ROOF COVER	1	ASPH/CMP SH	1.00	A	USF	L	UPPER STORY FIN	624	1988	191.20	119,310
FLOOR COVER	1	HARDWOOD	1.00	+	WDK	N	WOOD DECK	884		40.77	36,039
INT FINISH	2	DRYWALL	1.00	C	PTA	N	PATIO	264		14.88	3,929
HEATING/COOL	8	HEAT PUMP	1.04		ODS	O	OUTDOOR SHOWER	1		2,511.60	2,512
FUEL SOURCE	3	ELECTRIC	0.95								

TOTAL RCN	494,700
CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	A
KITCHEN	A
BATHS	G
HEAT/ELEC	G
EFF.YR/AGE	1999 / 24
COND	17 17 %
FUNC	0
ECON	0
DEPR	17 % GD 83
RCNLD	\$410,600