Key: 7117

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 7,345

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
BUENDO CATHERINE L P O BOX 456 BREWSTER, MA 02631	52-117-0	65 TRACY LANE

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
BUENDO CATHERINE L	05/30/1995	D	32,900	(137300)

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

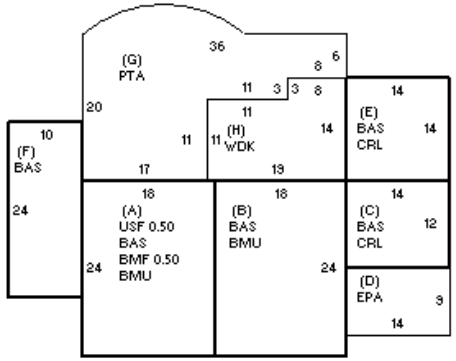
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
623	09/18/2020	7	ALTERATIONS	2,850	12/21/2020	NF	100	100
1112	12/27/2013	1	NEW CONSTRUC		06/04/2015	MW	100	100
1112	12/27/2013	2	ADD	50,000	06/04/2015	MW	100	100
124	02/27/2012	2	ADD	7,000	01/28/2013	MR	100	100
727	12/16/2002	7	ALTERATIONS	33,000		TN	100	100

LAND

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
Nbhd	NBHD 14	NOTE	LAND ADJUSTED 25% FOR MARKET FISCAL 1997		
St Ind	AVERAGE				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	244,400	250,600
BUILDING	541,500	517,400
DETACHED	1,100	1,100
OTHER	0	0
TOTAL	**787,000**	**769,100**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A 1.00	01 1.00	6X8	2002	48	22.94	1,100

PHOTO 12/21/2020

BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.02	CAPE [100%]
QUALITY	A+	1.20	AVG + [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	8/31/2017	NF
LIST	8/31/2017	EST
REVIEW	1/26/2021	MR

YEAR BLT	1995	SIZE ADJ	1.000
NET AREA	1,684	DETAIL ADJ	1.000
$NLA(RCN)	$383	OVERALL	1.050

CAPACITY	UNITS	ADJ
STORIES	1.5	1.00
ROOMS	7	1.00
BEDROOMS	2	1.00
BATHROOMS	2	1.00
FIXTURES	6	$9,828
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	9	WARM/CL AIR	1.03
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	864		74.34	64,230
A	BMF	N	BSMT FINISH	216		50.82	10,977
+	BAS	L	BASE AREA	1,032	1995	304.38	314,118
A	USF	L	UPPER STORY FIN	216	1995	234.01	50,546
C	CRL	N	BSMT CRAWL	168		38.26	6,427
D	EPA	N	ENCLOSED PORCH	126		101.43	12,780
E	CRL	N	BSMT CRAWL	196		38.26	7,498
E	BAS	L	BASE AREA	196	2014	304.38	59,659
F	BAS	L	BASE AREA	240	2002	304.38	73,051
G	PTA	N	PATIO	547		15.03	8,219
H	WDK	N	WOOD DECK	233		49.39	11,509
	F21	O	FPL 2S 1OP	1		12,790.30	12,790
	ODS	O	OUTDOOR SHOWER	1		3,042.90	3,043

TOTAL RCN	644,675

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

EFF.YR/AGE	2001 / 22	
COND	16	16 %
FUNC	0	
ECON	0	
DEPR	16	% GD 84
RCNLD		$541,500