

Key: 7156

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 7.384

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER		PARCEL ID	LOCATION			
CRAWFORD HELEN L & PETER A 186 GULLS WAY BREWSTER, MA 02631		63-26-0	186 GULLS WAY			
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)	
CRAWFORD HELEN L & PETER		11/20/2009	F	1	24180-337	
CRAWFORD HELEN L		11/20/2009	U	235,000	24180-334	
TILLSON BENJAMIN F JR		10/18/2004	F	1	19144-293	

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	%
1189	12/21/2016	3	OUT BUILDING	3,000	03/13/2017	NF	100	100
655	11/14/2011	7	ALTERATIONS	43,000	01/29/2013	MR	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	13	1.00	A	1.00	A	1.00	613,760	2.82	20	0.80	PF4	3.50			595,010

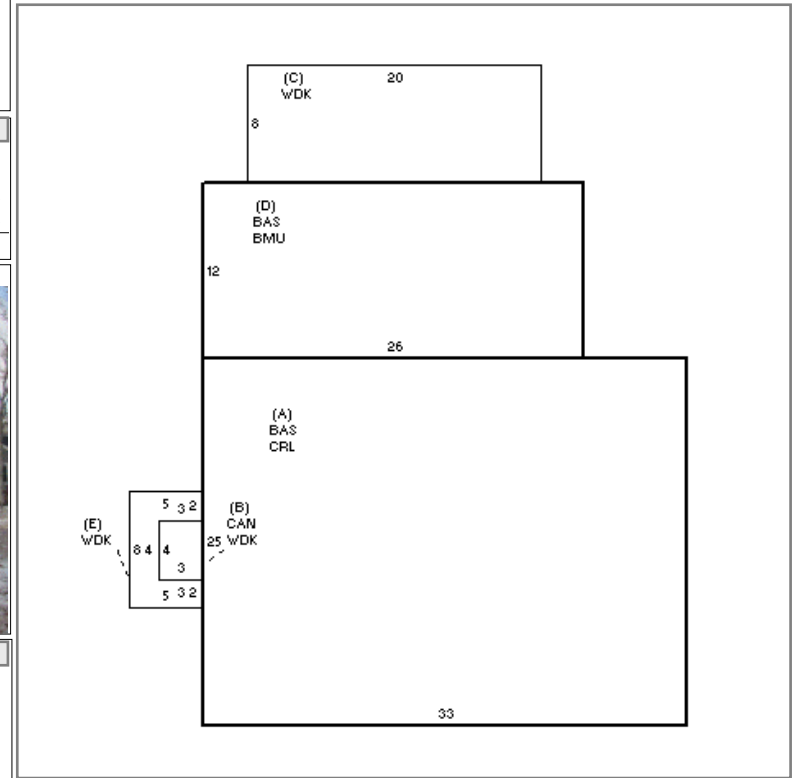
TOTAL	15,000 SF	ZONING	RR	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 13	N O T E	ADJ FOR SHAPE/FRNTG SURVEY FOR F/Y 2003 --PLAN BOOK 563/25			LAND	595,000	561,400
St Ind	AVERAGE		BUILDING	268,700	257,200			
Infl	AVERAGE		DETACHED	1,800	1,700			
			OTHER	0	0			
TOTAL						865,500	820,300	

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO
SHF	A	1.00	01 1.00 10X8	2018	80	22.01	1,800	01/30/2021



BUILDING	CD	ADJ	DESC	MEASURE	1/30/2021	TCK
MODEL	1		RESIDENTIAL	LIST	1/30/2021	EST
STYLE	1	1.00	RANCH [100%]	REVIEW	3/10/2021	MR
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS
INFO @ DOOR (1/30/2021)



YEAR BLT	1964	SIZE ADJ	1.000
NET AREA	1,137	DETAIL ADJ	1.000
\$NLA(RCN)	\$315	OVERALL	1.030
CAPACITY		UNITS	ADJ
STORIES	1	1.00	
ROOMS	6	1.00	
BEDROOMS	3	1.00	
BATHROOMS	2	1.00	
FIXTURES	6	\$8,034	
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	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	FLR & WALL	1.00	A	CRL	N	BSMT CRAWL	825		27.60	22,773
EXT COVER	1	WD SHINGLE	1.00	+	BAS	L	BASE AREA	1,137	1964	261.51	297,339
ROOF SHAPE	1	GABLE	1.00	+	WDK	N	WOOD DECK	200		40.38	8,075
ROOF COVER	1	ASPH/CMP SH	1.00	B	CAN	N	CANOPY	12		47.98	576
FLOOR COVER	1	HARDWOOD	1.00	D	BMU	N	BSMT UNFINISHED	312		68.85	21,482
INT FINISH	3	WD PANEL	1.00								
HEATING/COOL	9	WARM/CL AIR	1.03								
FUEL SOURCE	2	GAS	1.00								

TOTAL RCN	358,279
CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
KITCHEN	G
BATHS	G
HEAT/ELEC	G
EFF.YR/AGE	1983 / 40
COND	25 25 %
FUNC	0
ECON	0
DEPR	25 % GD 75
RCNLD	\$268,700