

Key: 7176

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 7.405

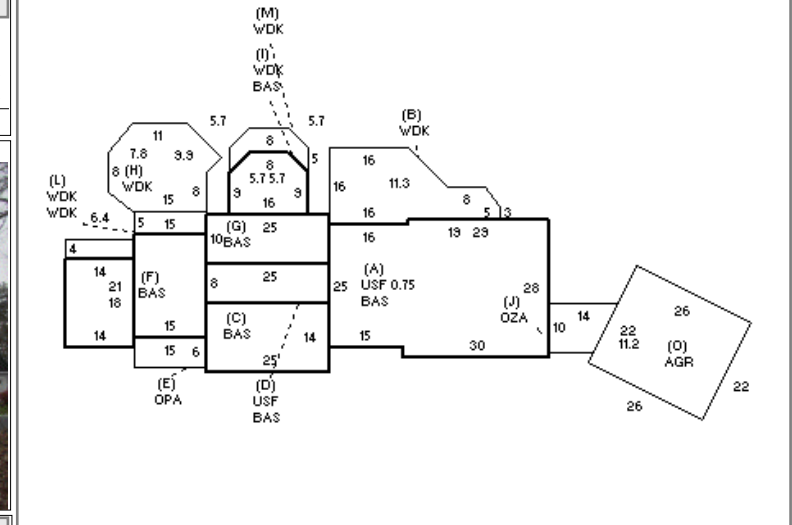
LEG
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LAND

CURRENT OWNER		PARCEL ID		LOCATION												
RIGO ANDREW P 148 SPRING STREET MEDFORD, MA 02155		72-35-0		550 CROWELLS BOG ROAD												
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)											
RIGO ANDREW P		01/16/2013	S	675,000	(199451)											
JPMORGAN CHASE BANK		08/23/2012	L	712,237	(197967)											
MARTIN IRIS		09/20/1996	QS	600,000	(142085)											
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE				
100	S	60,000	13	1.00	13F	1.00	A	1.00	767,200	1.00	A	1.00	PF4	3.50		1,061,720
300	A	0.463	13	1.00	13F	1.00	A	1.00	42,000	1.00	A	1.00	PF4	3.50		19,450

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 %
924	10/07/2021	77	SOLAR PANELS	33,000	03/06/2023	TCK	100 100
919	10/05/2021	7	ALTERATIONS	46,488	04/14/2022	TCK	100 100
136	02/14/2020	7	ALTERATIONS	16,716	01/28/2021	TCK	100 100
344	05/01/2017	7	ALTERATIONS	30,100	05/29/2018	NF	100 100
545	06/20/2016	7	ALTERATIONS	5,100	03/22/2017	NF	100 100

TOTAL	1.840 Acres	ZONING	RR	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 13	NOTE	LAND	1,081,200	1,020,000			
St Ind	CROWELL'S BOG		BUILDING	1,061,900	1,002,500			
Infl	AVERAGE		DETACHED	7,600	7,500			
			OTHER	0	0			
TOTAL			TOTAL	2,150,700	2,030,000			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70 8X12		96	22.01	1,500
DDK	A	1.00	20 0.80 7X14		98	12.50	1,000
DDK	A	1.00	20 0.80 7X14		98	12.50	1,000
HTB	A	1.00	01 1.00	2022	1	4,058.10	4,100



BUILDING	CD	ADJ	DESC	MEASURE	1/28/2021	TCK
MODEL	1		RESIDENTIAL	LIST	1/28/2021	EST
STYLE	8	0.95	CONTEMPOR [100%]	REVIEW	3/30/2023	EMZ
QUALITY	V	1.65	VERY GOOD [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS
30 SOLAR PANELS

YEAR BLT	1985	SIZE ADJ	0.970
NET AREA	4,041	DETAIL ADJ	1.000
\$NLA(RCN)	\$328	OVERALL	0.900
CAPACITY		UNITS	ADJ
STORIES		1.75	1.00
ROOMS		10	1.00
BEDROOMS		5	1.00
BATHROOMS		3	1.00
FIXTURES		9	\$17,375
GARAGE SPACES		2	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	2	SLAB	0.95	+	BAS	L	BASE AREA	2,773	1985	319.56	886,150
EXT COVER	1	WD SHINGLE	1.00	+	USF	L	UPPER STORY FIN	1,268	1985	243.21	308,385
ROOF SHAPE	1	GABLE	1.00	+	WDX	N	WOOD DECK	1,173		56.47	66,235
ROOF COVER	1	ASPH/CMP SH	1.00	E	OPA	N	OPEN PORCH	90		72.02	6,482
FLOOR COVER	3	W/W CARPET	1.00	J	OZA	N	OPEN BREEZEWAY	115		67.13	7,719
INT FINISH	2	DRYWALL	1.00	N	CAN	N	CANOPY	56		67.14	3,760
HEATING/COOL	2	HOT WATER	1.00	O	AGR	N	ATT GARAGE	572		54.63	31,251
FUEL SOURCE	1	OIL	1.00								

TOTAL RCN	1,327,356
CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
KITCHEN	A
BATHS	A
HEAT/ELEC	A
EFF.YR/AGE	1993 / 30
COND	20 20 %
FUNC	0
ECON	0
DEPR	20 % GD 80
RCNLD	\$1,061,900