Key: 7257

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 7,482

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
GIRL SCOUTS OF EASTERN MA, INC C/O JOANNA LENAHAN 111 EAST GROVE STREET MIDDLEBORO, MA 02346	61-14-0	208 CROWELLS BOG ROAD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
GIRL SCOUTS OF EASTERN MA	12/30/1964	XX		1285-274

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
9580	100	RECREATION, ACTIVE U		1	1 of 4

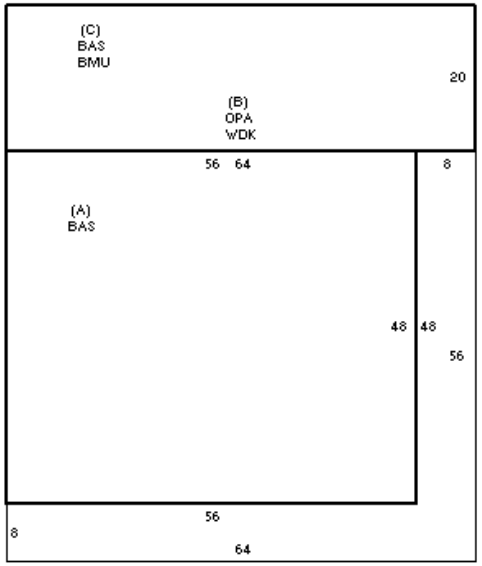
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
	02/08/2024	20	3ABC				0	0
	03/31/2023	20	3ABC				0	0
	03/04/2022	20	3ABC				0	0
	03/17/2021	20	3ABC				0	0
	03/03/2020	20	3ABC				0	0

LAND

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	A	1.00	A	1.00	767,200	1.00	A	1.00	PF4	3.50			1,061,720
200	A	1.377	13	1.00	A	1.00	A	1.00	421,750	1.00	A	1.00	PF4	3.50			580,750
300	A	17.746	13	1.00	A	1.00	A	1.00	42,000	1.00	A	1.00	PF4	3.50			745,330

TOTAL	20.500 Acres	ZONING	RR	FRNT	0
Nbhd	NBHD 13	NOTE	CAMP FAVORITE 208 Crowells Bog is also numbered to M49/29 per FD as both lots are Camp Favorite -- 3/10/06cc		
St Ind	AVERAGE				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	2,387,800	2,251,500
BUILDING	398,000	380,900
DETACHED	49,700	49,300
OTHER	333,200	316,000
TOTAL	**3,168,700**	**2,997,700**



DETACHED

TY	QUAL		COND		DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
CBN	A	1.00	10	0.90	16X16		256	44.90	10,300
CBN	A	1.00	10	0.90	20X30		600	44.90	24,200
CLR	+	1.10	10	0.90	10X10		100	62.04	5,600
SHF	A	1.00	10	0.90	PUMP HSE-8 X	2008	80	22.01	1,600
SHF	A	1.00	10	0.90	STORAGE 27X1	2018	486	18.29	8,000

PHOTO 08/01/2007

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	6	1.05	COTT/BUNGLW [100%]
QUALITY	M	0.55	MINIMAL [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	1/22/2004	JB
LIST	1/22/2004	EST
REVIEW	8/7/2019	EMZ

BLDG COMMENTS

KITCHEN/ DINING HALL WITH TRADING POST
COOLER ADDITION

YEAR BLT	1960	SIZE ADJ	0.970
NET AREA	3,968	DETAIL ADJ	1.000
$NLA(RCN)	$145	OVERALL	1.050

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	2	1.00
BEDROOMS	0	1.00
BATHROOMS	0	1.00
FIXTURES	0	.00
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	5	OTHER	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	0		1.00
HEATING/COOL	0		1.00
FUEL SOURCE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BAS	L	BASE AREA	2,688	1960	124.27	334,051
B	WDK	N	WOOD DECK	896		21.96	19,675
B	OPA	N	OPEN PORCH	896		28.01	25,096
C	BMU	N	BSMT UNFINISHED	1,280		30.44	38,962
C	BAS	L	BASE AREA	1,280	1998	124.27	159,072

TOTAL RCN 576,856

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

EFF.YR/AGE 1972 / 51

COND	31	31 %	
FUNC	0		
ECON	0		
DEPR	31	% GD	69

RCNLD $398,000

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GIRL SCOUTS OF EASTERN MA, INC C/O JOANNA LENAHAN 111 EAST GROVE STREET MIDDLEBORO, MA 02346	61-14-0	208 CROWELLS BOG ROAD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
9580	100	RECREATION, ACTIVE U		2	2 of 4

PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE

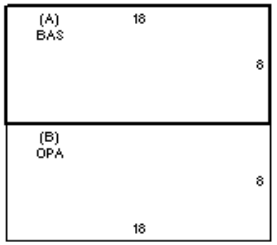
TOTAL		ZONING	FRNT
Nbhd		NOTE	
St Ind			
Infl			

ASSESSED	CURRENT	PREVIOUS
LAND		
BUILDING	29,400	
DETACHED		
OTHER		
TOTAL		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 08/01/2007



BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	6	1.05	COTT/BUNGLW [100%]
QUALITY	M	0.55	MINIMAL [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	8/1/2007	RJM
LIST	8/1/2007	RJM
REVIEW	8/7/2019	EMZ

BLDG COMMENTS

TOILET BUILD ON SONOTUBES
5 STALLS / 4 SINKS

YEAR BLT	2006	SIZE ADJ	1.000
NET AREA	144	DETAIL ADJ	1.000
$NLA(RCN)	$238	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	0	1.00
BEDROOMS	0	1.00
BATHROOMS	5	1.00
FIXTURES	9	$6,435
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	1	PIER	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	6	OTHER	1.00
INT FINISH	5	MIN/OTHER	0.95
HEATING/COOL	0		1.00
FUEL SOURCE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BAS	L	BASE AREA	144	2006	165.40	23,818
B	OPA	N	OPEN PORCH	144		27.50	3,960

TOTAL RCN	34,213

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

EFF.YR/AGE	2006 / 17	
COND	14	14 %
FUNC	0	
ECON	0	
DEPR	14	% GD 86
RCNLD		$29,400

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GIRL SCOUTS OF EASTERN MA, INC C/O JOANNA LENAHAN 111 EAST GROVE STREET MIDDLEBORO, MA 02346	61-14-0	208 CROWELLS BOG ROAD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
9580	100	RECREATION, ACTIVE U		3	3 of 4

PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE

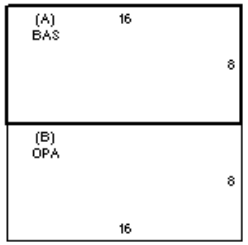
TOTAL		ZONING	FRNT
Nbhd		NOTE	
St Ind			
Infl			

ASSESSED	CURRENT	PREVIOUS
LAND		
BUILDING	24,600	
DETACHED		
OTHER		
TOTAL		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 08/01/2007



BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	6	1.05	COTT/BUNGLW [100%]
QUALITY	M	0.55	MINIMAL [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	8/1/2007	RJM
LIST	8/1/2007	RJM
REVIEW	8/7/2019	EMZ

BLDG COMMENTS

TOILET HOUSE WITH HANDICAP ACCESS ON SONOTUBES
4 STALLS / 5 SINKS

YEAR BLT	1992	SIZE ADJ	1.000
NET AREA	128	DETAIL ADJ	1.000
$NLA(RCN)	$243	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	1	1.00
BEDROOMS	0	1.00
BATHROOMS	4	1.00
FIXTURES	9	$6,435
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	1	PIER	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	6	OTHER	1.00
INT FINISH	5	MIN/OTHER	0.95
HEATING/COOL	0		1.00
FUEL SOURCE	0		1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BAS	L	BASE AREA	128	1992	165.40	21,171
B	OPA	N	OPEN PORCH	128		27.50	3,520

TOTAL RCN	31,126

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

EFF.YR/AGE	1992 / 31		
COND	21	21 %	
FUNC	0		
ECON	0		
DEPR	21	% GD	79
RCNLD			$24,600

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9/17/2024 2:15 pm SEQ #: 7,485

LEGAL

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GIRL SCOUTS OF EASTERN MA, INC C/O JOANNA LENAHAN 111 EAST GROVE STREET MIDDLEBORO, MA 02346	61-14-0	208 CROWELLS BOG ROAD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
9580	100	RECREATION, ACTIVE U		4	4 of 4

PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE

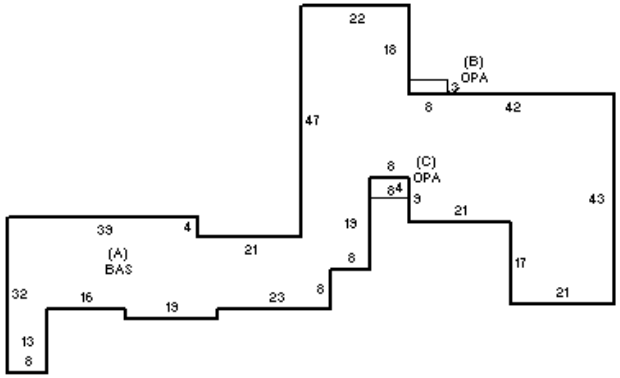
TOTAL		ZONING	FRNT
Nbhd		NOTE	
St Ind			
Infl			

ASSESSED	CURRENT	PREVIOUS
LAND		
BUILDING	279,200	
DETACHED		
OTHER		
TOTAL		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

PHOTO 08/01/2007



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	1	1.00	RANCH [100%]
QUALITY	M	0.55	MINIMAL [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	1/22/2004	TG
LIST	1/22/2004	EST
REVIEW	8/7/2019	EMZ

YEAR BLT	1940	SIZE ADJ	0.970
NET AREA	3,731	DETAIL ADJ	1.000
$NLA(RCN)	$125	OVERALL	1.000

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	15	1.00
BEDROOMS	9	1.00
BATHROOMS	3	1.00
FIXTURES	17	$12,155
GARAGE SPACES	0	1.00
% BSMT FIN	0	1.00
# 1/2 BATHS	2	1.00
# OF UNITS	0	1.00

ELEMENT	CD	DESCRIPTION	ADJ
FOUNDATION	5	OTHER	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	3	WD PANEL	1.00
HEATING/COOL	2	HOT WATER	1.00
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
A	BAS	L	BASE AREA	3,731	1940	118.36	441,590
+	OPA	N	OPEN PORCH	56		26.68	1,494
	F12	O	FPL 1S 2OP	2		5,053.60	10,107

TOTAL RCN	465,346

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

EFF.YR/AGE	1940 / 83	
COND	40	40 %
FUNC	0	
ECON	0	
DEPR	40	% GD 60
RCNLD		$279,200