

Key: 7273

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 7.502

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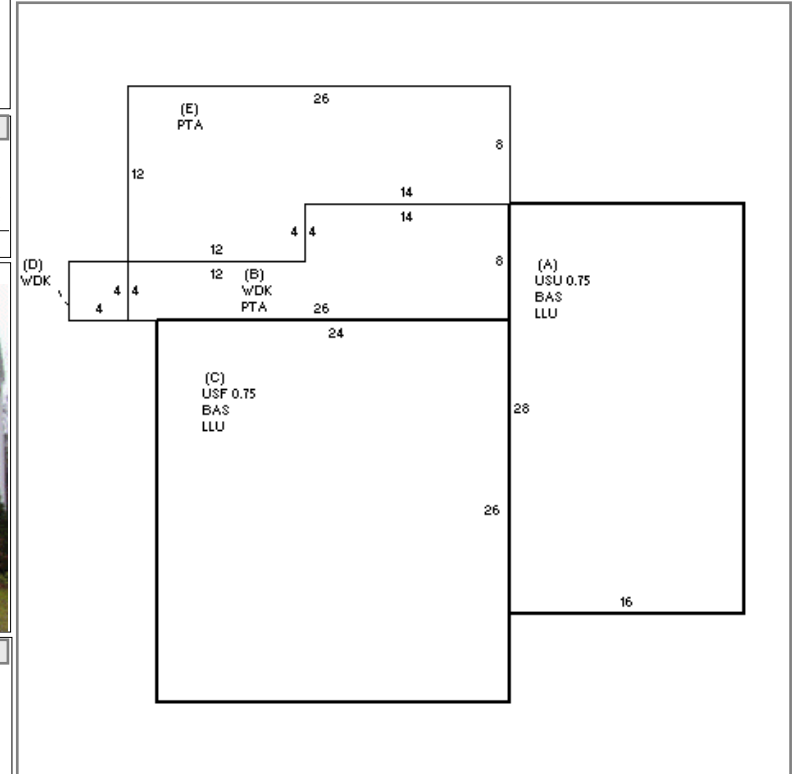
| | | | | | | | | | | | | | | | |
|----------------------------|--|--|--|--|--------------------------|--|--|--|--|---------------------|----|------------|--------------|--|--|
| CURRENT OWNER | | | | | PARCEL ID | | | | | LOCATION | | | | | |
| STRUM MARK S & ELIZABETH M | | | | | 73-82-0 | | | | | 115 TANGLEWOOD ROAD | | | | | |
| 115 TANGLEWOOD ROAD | | | | | TRANSFER HISTORY | | | | | DOS | T | SALE PRICE | BK-PG (Cert) | | |
| BREWSTER, MA 02631 | | | | | STRUM MARK S & ELIZABETH | | | | | 04/12/1985 | XX | | 4488-210 | | |

| 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 | % |
| 872 | 12/15/2022 | 7 | ALTERATIONS | 36,000 | 03/02/2023 | TCK | 100 | 100 |
| 849 | 10/26/2012 | 3 | OUT BUILDING | 4,505 | 04/21/2016 | WFF | 100 | 100 |
| | | 12 | CYCLICAL NON | | 12/16/2003 | JB | 100 | 100 |
| 284 | 10/07/1991 | 2 | ADD | | | | 100 | 100 |
| 119 | 05/07/1991 | 1 | NEW CONSTRUC | 120,000 | 04/01/1992 | | 100 | 100 |

| CD | T | AC/SF/UN | Nbhd | St Ind | Infl | ADJ BASE | SAF | Topo | Lpi | VC | CREDIT AMT | ADJ VALUE |
|-----|---|----------|---------|--------|--------|----------|------|--------|----------|----|------------|-----------|
| 100 | S | 23,200 | 15 1.00 | A 1.00 | A 1.00 | 328,800 | 1.97 | A 1.00 | R04 1.50 | | | 344,490 |

| | | | | | | | | |
|--------|-----------|--------|----------|---------|---------|--------------|----------------|----------------|
| TOTAL | 23,200 SF | ZONING | RM | FRNT | 0 | ASSESSED | CURRENT | PREVIOUS |
| Nbhd | NBHD 15 | NOTE | | | | LAND | 344,500 | 325,000 |
| St Ind | AVERAGE | | BUILDING | 429,600 | 405,600 | | | |
| Infl | AVERAGE | | DETACHED | 0 | 0 | | | |
| | | | OTHER | 0 | 0 | | | |
| | | | | | | TOTAL | 774,100 | 730,600 |

| TY | QUAL | COND | DIM/NOTE | YB | UNITS | ADJ PRICE | RCNLD |
|----|------|------|----------|----|-------|-----------|-------|
| | | | | | | | |



BLDG COMMENTS

INFO @ DOOR 3/16/21

DETACHED

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| BUILDING | CD | ADJ | DESC | MEASURE | 3/16/2021 | NF |
|----------|----|------|-----------------|---------|-----------|-----|
| MODEL | 1 | | RESIDENTIAL | LIST | 3/16/2021 | EST |
| STYLE | 4 | 1.02 | CAPE [100%] | REVIEW | 3/29/2023 | EMZ |
| QUALITY | A | 1.00 | AVG [100%] | | | |
| FRAME | 1 | 1.00 | WD FRAME [100%] | | | |

| YEAR BLT | 1991 | SIZE ADJ | 1.000 |
|---------------|-------|------------|---------|
| NET AREA | 1,540 | DETAIL ADJ | 1.000 |
| \$NLA(RCN) | \$344 | OVERALL | 1.050 |
| CAPACITY | | UNITS | ADJ |
| STORIES | | 1.75 | 1.00 |
| ROOMS | | 7 | 1.00 |
| BEDROOMS | | 3 | 1.00 |
| BATHROOMS | | 2 | 1.00 |
| FIXTURES | | 6 | \$8,190 |
| 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 | 1 | OIL | 1.00 |

| S | BAT | T | DESCRIPTION | UNITS | YB | ADJ PRICE | RCN |
|---|-----|---|-----------------|-------|------|-----------|---------|
| + | LLU | N | LOWER LEVEL UNF | 1,072 | | 84.08 | 90,138 |
| + | BAS | L | BASE AREA | 1,072 | 1991 | 274.35 | 294,108 |
| A | USU | N | UPPER STORY UNF | 336 | | 59.25 | 19,908 |
| B | PTA | N | PATIO | 160 | | 15.86 | 2,538 |
| C | USF | L | UPPER STORY FIN | 468 | 1991 | 195.01 | 91,265 |
| + | WDK | N | WOOD DECK | 176 | | 41.16 | 7,244 |
| E | PTA | N | PATIO | 256 | | 15.02 | 3,846 |
| | F21 | O | FPL 2S 10P | 1 | | 10,658.60 | 10,659 |
| | ODS | O | OUTDOOR SHOWER | 1 | | 2,535.80 | 2,536 |

| TOTAL RCN | 530,432 |
|----------------|------------|
| CONDITION ELEM | CD |
| EXTERIOR | A |
| INTERIOR | A |
| KITCHEN | A |
| BATHS | G |
| HEAT/ELEC | A |
| EFF.YR/AGE | 1995 / 28 |
| COND | 19 19 % |
| FUNC | 0 |
| ECON | 0 |
| DEPR | 19 % GD 81 |
| RCNLD | \$429,600 |