

Key: 7278

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 7.507

LEGAL

LAND

DETACHED

BUILDING

CURRENT OWNER						PARCEL ID				LOCATION			
WEISSMAN SCOTT & ELIZABETH 302 SHEEP POND DRIVE BREWSTER, MA 02631						73-31-0				302 SHEEP POND DRIVE			
TRANSFER HISTORY						DOS	T	SALE PRICE	BK-PG (Cert)				
WEISSMAN SCOTT & ELIZABETH						07/07/2017	V	518,000	30616-193				
AWISZUS LUCY E						06/16/2016	V	390,000	29731-14				
FRIEDRICH ROBERT E & LILL						06/27/1968	XX		1405-735				

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	%
134	02/16/2018	7	ALTERATIONS	3,900	07/23/2019	TCK	100	100
913	07/06/2017	16	MLS REVIEW	518,000	07/16/2018	JMG	100	100
644	10/06/2016	7	ALTERATIONS	5,000	03/03/2017	NF	100	100
	08/27/2015	7	ALTERATIONS	8,400	04/22/2016	WFF	100	100
		12	CYCLICAL NON		11/11/2011	MR	100	100

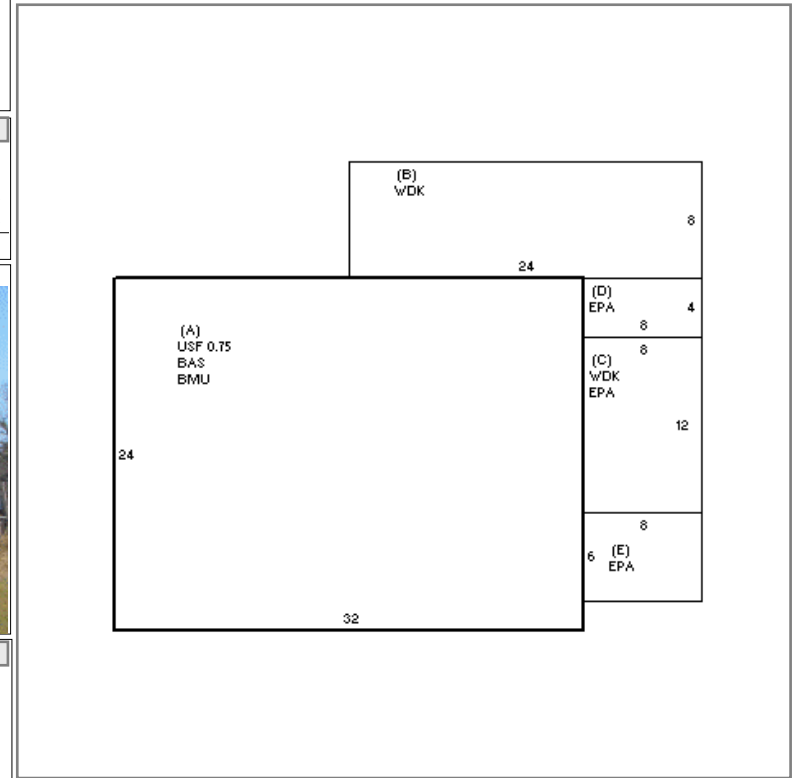
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	10,000	15 1.00	A 1.00	A 1.00	328,800	4.02	A 1.00	R04	1.50		303,210

TOTAL	10,000 SF	ZONING	RM	FRNT	0	ASSESSED	LAND 303,200 BUILDING 328,000 DETACHED 1,200 OTHER 0 TOTAL 632,400	CURRENT	303,200 309,800 1,200 0 597,100	PREVIOUS	286,100 309,800 1,200 0
Nbhd	NBHD 15	St Ind	AVERAGE	Infl	AVERAGE	BLDG COMMENTS					

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	30 0.70 8X12		80	22.01	1,200



BUILDING	CD	ADJ	DESC	MEASURE	3/9/2021	NF
MODEL	1		RESIDENTIAL	LIST	3/9/2021	EST
STYLE	4	1.02	CAPE [100%]	REVIEW	11/9/2021	EMZ
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			



YEAR BLT	1967	SIZE ADJ	1.000
NET AREA	1,344	DETAIL ADJ	1.000
\$NLA(RCN)	\$301	OVERALL	0.980
CAPACITY		UNITS	ADJ
STORIES		1.75	1.00
ROOMS	6		1.00
BEDROOMS	3		1.00
BATHROOMS	2		1.00
FIXTURES	6	\$7,644	
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	BMU	N	BSMT UNFINISHED	768		61.06	46,892
EXT COVER	1	WD SHINGLE	1.00	A	BAS	L	BASE AREA	768	1967	285.05	218,920
ROOF SHAPE	1	GABLE	1.00	A	USF	L	UPPER STORY FIN	576	1967	182.01	104,838
ROOF COVER	1	ASPH/CMP SH	1.00	+	WDK	N	WOOD DECK	288		38.42	11,064
FLOOR COVER	1	HARDWOOD	1.00	+	EPA	N	ENCLOSED PORCH	176		74.95	13,191
INT FINISH	2	DRYWALL	1.00		ODS	O	OUTDOOR SHOWER	1		2,366.70	2,367
HEATING/COOL	14	ELECT BB+AC	1.01								
FUEL SOURCE	3	ELECTRIC	0.95								

TOTAL RCN	404,915
CONDITION ELEM	CD
EXTERIOR	G
INTERIOR	G
KITCHEN	V
BATHS	V
HEAT/ELEC	G
EFF.YR/AGE	1995 / 28
COND	19 19 %
FUNC	0
ECON	0
DEPR	19 % GD 81
RCNLD	\$328,000