

Key: 7331

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 7.560

LEGAL

LAND

DETACHED

BUILDING

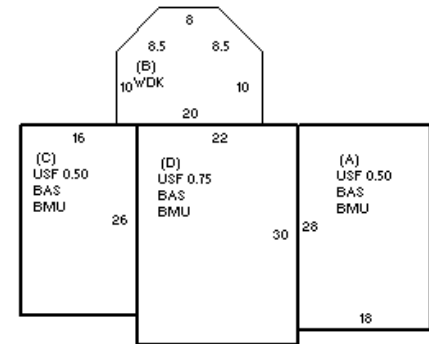
CURRENT OWNER		PARCEL ID		LOCATION	
JOHNSTON WAYNE D & EILEEN F 873 CROWELLS BOG ROAD BREWSTER, MA 02631		73-22-0		873 CROWELLS BOG ROAD	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
JOHNSTON WAYNE D & EILEEN		10/04/1981	XX		3378-27

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 %
491	06/15/2017	7	ALTERATIONS	18,000	05/29/2018	NF	100 100
56	01/30/2012	7	CYCLICAL NON	8,500	01/18/2013	SF	100 100
73	03/12/1996	3	ALTERATIONS OUT BUILDING	11,000	01/18/2013	SF	100 100

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	19,600	15	1.00	A	1.00	A	1.00	328,800	2.25	A	1.00	R04	1.50			332,740

TOTAL	19,600 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 15	NOTE	LAND	332,700	313,900			
St Ind	AVERAGE		BUILDING	580,300	547,900			
Infl	AVERAGE		DETACHED	13,000	12,900			
			OTHER	0	0			
			TOTAL	926,000	874,700			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A	1.00	20 0.80 26X22	1985	572	28.49	13,000



BUILDING	CD	ADJ	DESC	MEASURE	3/16/2021	NF
MODEL	1		RESIDENTIAL	LIST	1/18/2013	SF
STYLE	4	1.02	CAPE [100%]	REVIEW	11/11/2021	EMZ
QUALITY	+	1.10	PLUS AVE [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS
INFO @ DOOR 3/16/21

YEAR BLT	1985	SIZE ADJ	0.990
NET AREA	2,535	DETAIL ADJ	1.000
\$NLA(RCN)	\$301	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	\$9,009
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	3	W/W CARPET	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
+	BMU	N	BSMT UNFINISHED	1,580		60.18	95,080
+	BAS	L	BASE AREA	1,580	1985	276.22	436,433
+	USF	L	UPPER STORY FIN	955	1985	208.08	198,712
B	WDK	N	WOOD DECK	284		44.82	12,730
	F21	O	FPL 2S 1OP	1		11,607.20	11,607

TOTAL RCN	763,572	
CONDITION ELEM	CD	
EXTERIOR		A
INTERIOR		A
KITCHEN		A
BATHS		A
HEAT/ELEC		A
EFF.YR/AGE	1985 / 38	
COND	24	24 %
FUNC	0	
ECON	0	
DEPR	24	% GD 76
RCNLD	\$580,300	