

Key: 7355

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 7.585

LEGALS

CURRENT OWNER		PARCEL ID	LOCATION			
HEINEMAN JOHN L ETAL TRUSTEES JOHN L HEINEMAN 2002 TRUST 8 DANIELS ROAD FRAMINGHAM, MA 01701		73-85-0	776 CROWELLS BOG ROAD			
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)	
HEINEMAN JOHN L ETAL TRU		12/27/2002	F		16151-210	
HEINEMAN JOHN L & HELEN L		10/14/1971	XX		1541-304	

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	%
348	04/01/2014	2	ADD		06/09/2015	MW	100	100
554	10/16/2008	7	ALTERATIONS	10,000	03/25/2009	JH	100	100
488	07/24/2006	7	ALTERATIONS	3,900	08/07/2007	JH	100	100
		12	CYCLICAL NON		01/22/2004	TG	100	100

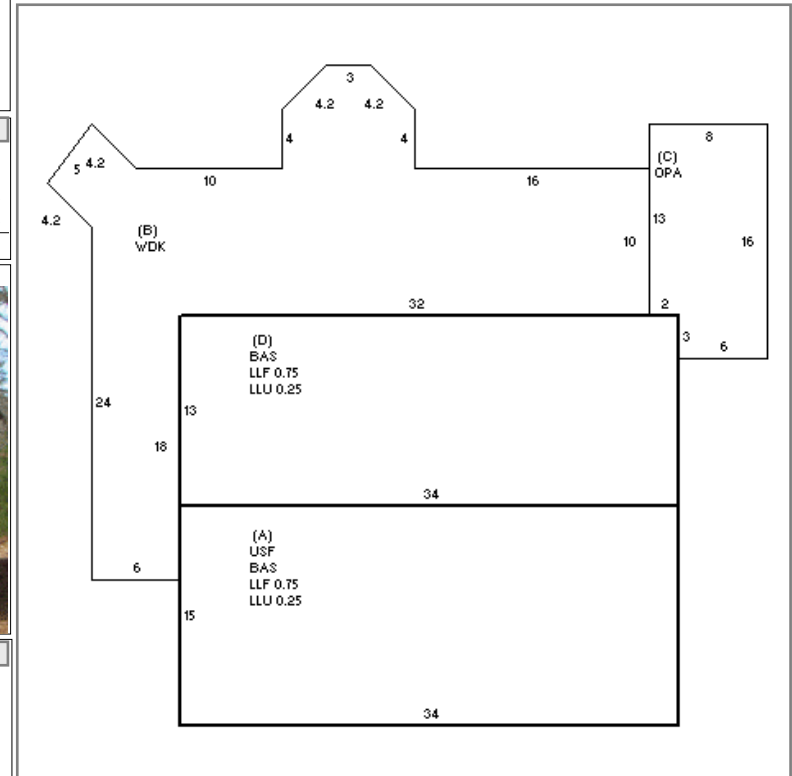
LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	25,200	15 1.00	A 1.00	A 1.00	295,920	1.84	10 0.90	R04	1.50		315,610

TOTAL	25,200 SF	ZONING	RR	FRNT	0	ASSESSED	CURRENT	PREVIOUS		
Nbhd	NBHD 15	T=HOUSE SITS BELOW GRADE				LAND	315,600	297,800		
St Ind	AVERAGE	NOTE						BUILDING	352,300	332,800
Infl	AVERAGE		DETACHED	0	0	OTHER	0	0		
						TOTAL	667,900	630,600		

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	03/16/2021



BUILDING

BUILDING	CD	ADJ	DESC	MEASURE	3/16/2021	NF
MODEL	1		RESIDENTIAL	LIST	8/7/2007	JH
STYLE	8	0.95	CONTEMPOR [100%]	REVIEW	11/11/2021	EMZ
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	1975	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	482.656
NET AREA	2,176	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	+	LLU	N	LOWER LEVEL UNF	238		88.70	21,111	CONDITION ELEM	CD
\$NLA(RCN)	\$222	OVERALL	0.960	EXT COVER	4	VINYL	1.00	+	LLF	L	LOWER LEVEL FIN	714	1975	126.77	90,511	EXTERIOR	G
				ROOF SHAPE	4	FLAT/SHED	1.00	+	BAS	L	BASE AREA	952	1975	255.57	243,303	INTERIOR	A
				ROOF COVER	1	ASPH/CMP SH	1.00	A	USF	L	UPPER STORY FIN	510	1975	178.29	90,930	KITCHEN	A
				FLOOR COVER	3	W/W CARPET	1.00	B	WDK	N	WOOD DECK	557		37.63	20,961	BATHS	A
				INT FINISH	2	DRYWALL	1.00	C	OPA	N	OPEN PORCH	122		48.00	5,856	HEAT/ELEC	A
				HEATING/COOL	15	HTWT+DCTLS AC	1.01										
				FUEL SOURCE	1	OIL	1.00										
																EFF.YR/AGE	1979 / 44
																COND	27 27 %
																FUNC	0
																ECON	0
																DEPR	27 % GD 73
																RCNLD	\$352,300