

Key: 7379

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 7.609

LEGAL LAND

CURRENT OWNER					PARCEL ID					LOCATION				
GRUE EARL T & HESTER M TRUSTEES GRUE NOMIEE TRUST 48 BEECHTREE DRIVE BREWSTER, MA 02631					83-24-0					48 BEECHTREE DRIVE				
TRANSFER HISTORY					DOS		T		SALE PRICE		BK-PG (Cert)			
GRUE EARL T & HESTER M TR					11/15/2023		F		1		36087-232			
GRUE EARL T & HESTER M					09/30/1985		XX		38,900		4732-191			

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	%
23-820	07/13/2023	7	ALTERATIONS	4,200	05/14/2024	TCK	100	100
750	09/28/2017	7	ALTERATIONS	12,000	07/03/2018	MR	100	100
		12	CYCLICAL NON		05/18/2016	WFF	100	100
1031	12/06/2013	7	ALTERATIONS	1,800	08/20/2014	RJM	100	100
594	10/31/2008	7	ALTERATIONS	25,900	03/25/2009	JH	100	100

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	18,800	17	1.00	A	1.00	A	1.00	252,080	2.33	A	1.00	R05	1.15			253,560

TOTAL	18,800 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 17	NOTE	LAND	253,600	239,200	BUILDING	352,600	337,200
St Ind	AVERAGE		DETACHED	34,100	33,800	OTHER	0	0
Infl	AVERAGE		TOTAL	640,300	610,200			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
GFU	G	1.20	10 0.90 24X28		672	53.88	32,600
SHF	A	1.00	50 0.50 12X12	1995	144	21.39	1,500



BUILDING	CD	ADJ	DESC	MEASURE	5/18/2016	WFF
MODEL	1		RESIDENTIAL	LIST	5/18/2016	EST
STYLE	5	1.05	COLONIAL [100%]	REVIEW	6/3/2024	EMZ
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

(B)
WDK

(A)
USF 0.50
BAS
BMU

DETACHED

BUILDING

YEAR BLT	1986	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	452,005			
NET AREA	1,512	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,008		59.29	59,761	CONDITION ELEM	CD			
\$NLA(RCN)	\$299	OVERALL	1.050	EXT COVER	2	CLAPBOARD	1.00	A	BAS	L	BASE AREA	1,008	1986	274.35	276,549			EXTERIOR	G	
CAPACITY																				
STORIES	1.5	UNITS	1.00	ROOF SHAPE	6	SALTBOX	1.00	A	USF	L	UPPER STORY FIN	504	1986	195.01	98,285			INTERIOR	A	
ROOMS	6		1.00	ROOF COVER	1	ASPH/CMP SH	1.00	B	WDK	N	WOOD DECK	224		41.16	9,220			KITCHEN	A	
BEDROOMS	3		1.00	FLOOR COVER	1	HARDWOOD	1.00		GEN	O	GENERATOR	1		0.00				BATHS	A	
BATHROOMS	2		1.00	INT FINISH	2	DRYWALL	1.00											HEAT/ELEC	A	
FIXTURES	6	\$8,190		HEATING/COOL	2	HOT WATER	1.00											EFF.YR/AGE	1989 / 34	
GARAGE SPACES	0		1.00	FUEL SOURCE	1	OIL	1.00											COND	22 22 %	
% BSMT FIN	0		1.00															FUNC	0	
# 1/2 BATHS	0		1.00															ECON	0	
# OF UNITS	1		1.00															DEPR	22 % GD	78
																RCNLD	\$352,600			