Key: 7406

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 7,639

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
PELLETIER GWENDOLYN C 1247 LONG POND ROAD BREWSTER, MA 02631	84-61-0	1247 LONG POND ROAD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
PELLETIER GWENDOLYN C	10/26/2012	QS	328,000	(198554)
DEFORD WILLIAM F &	08/21/2009	QS	317,500	(189352)
PIEBES JAMES O & GAIL B	05/31/1996	QS	142,500	(140852)

CLASS	CLASS%	DESCRIPTION	BN ID	BN	CARD
1010	100	SINGLE FAMILY		1	1 of 1

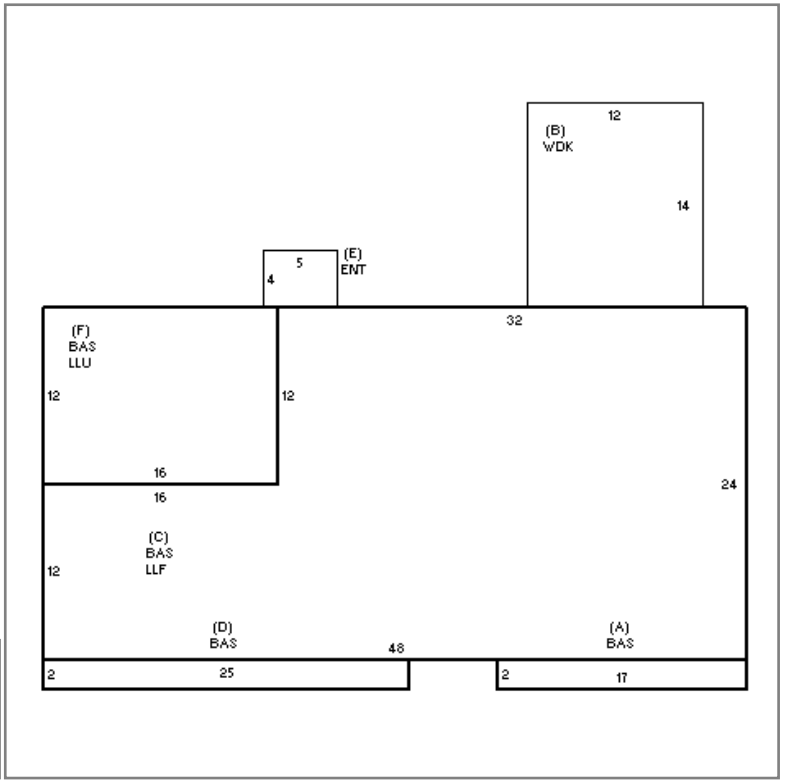
PMT NO	PMT DT	TY	DESC	AMOUNT	INSP	BY	1st	%
		18	OWNER REQUES		08/06/2021	JMG	100	100
		14	CYCLICAL GRO		02/25/2021	TCK	100	100
804	09/29/2014	7	ALTERATIONS	3,500	04/13/2016	WFF	100	100
149	02/25/2013	7	ALTERATIONS	1,500	08/19/2014	RJM	100	100
969	12/26/2012	7	ALTERATIONS	6,000	02/08/2013	SF	100	100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE
100	S	40,344	13 1.00	A 1.00	A 1.00	197,280	1.31	A 1.00	RM2 0.90			238,790

TOTAL	40,344 SF	ZONING	RM	FRNT	0
Nbhd	NBHD 13	NOTE			
St Ind	AVERAGE				
Infl	AVERAGE				

ASSESSED	CURRENT	PREVIOUS
LAND	238,800	225,300
BUILDING	321,000	303,100
DETACHED	16,600	16,400
OTHER	0	0
TOTAL	**576,400**	**544,800**



DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
DGF	A 1.00	10 0.90	24X24		576	28.49	14,800
SHF	A 1.00	30 0.70	10X12		120	21.39	1,800

PHOTO 02/25/2021

BLDG COMMENTS

LLF=FAM RM/2 BEDRM/BATH
GENERATOR
INFO @ DOOR (2/25/2021)

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	2	0.90	RAISED RNCH [100%]
QUALITY	A	1.00	AVG [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	8/6/2021	JMG
LIST	8/6/2021	JMG
REVIEW	8/6/2021	JMG

YEAR BLT	1981	SIZE ADJ	1.000
NET AREA	2,196	DETAIL ADJ	1.000
$NLA(RCN)	$192	OVERALL	0.910

CAPACITY	UNITS	ADJ
STORIES	1	1.00
ROOMS	9	1.00
BEDROOMS	4	1.00
BATHROOMS	2	1.00
FIXTURES	7	$8,281
GARAGE SPACES	2	1.00
% BSMT FIN	80	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	15	HTWT+DCTLS AC	1.01
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BAS	L	BASE AREA	1,236	1981	224.31	277,253
B	WDK	N	WOOD DECK	168		35.67	5,993
C	LLF	L	LOWER LEVEL FIN	960	1981	115.87	111,238
E	ENT	N	ENCLOSED ENTRY	20		146.42	2,928
F	LLU	N	LOWER LEVEL UNF	192		86.89	16,682

TOTAL RCN	422,376

CONDITION ELEM	CD
EXTERIOR	G
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	$321,000		