

Key: 7416

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 7.649

LEGAL

CURRENT OWNER		PARCEL ID		LOCATION	
HUTTON ANDREW P & KATIE F P O BOX 949 BREWSTER, MA 02631		85-112-0		49 OLD FREEMANS WAY	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
HUTTON ANDREW P & KATIE F		09/21/2004	P	212,500	19053-047
MORNEAULT PAUL EMILE & HAYES G HOWARD TRUSTEE		03/29/2002	QS	130,000	14987-137
		07/09/1996	QS	38,000	10292-050

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 %
552	09/23/2005	14	CYCLICAL GRO	260,000	02/06/2021	TCK	100 100
730	11/24/2004	12	CYCLICAL NON	250,000	05/30/2013	SF	100 100
		2	ADD		05/17/2006	JB	100 100
		1	NEW CONSTRUCT		05/18/2000	JB	100 100

LAND

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	60,000	13	1.00	A	1.00	A	1.00	219,200	1.00	A	1.00	303,350
300	A	0.633	13	1.00	A	1.00	A	1.00	12,000	1.00	A	1.00	7,600

TOTAL	2.010 Acres	ZONING	CH	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 13	NOTE street name chnged per FD 12/04	LAND	311,000	293,300	BUILDING	689,700	659,000
St Ind	AVERAGE		DETACHED	0	0	OTHER	0	0
Infl	AVERAGE		TOTAL	1,000,700	952,300			

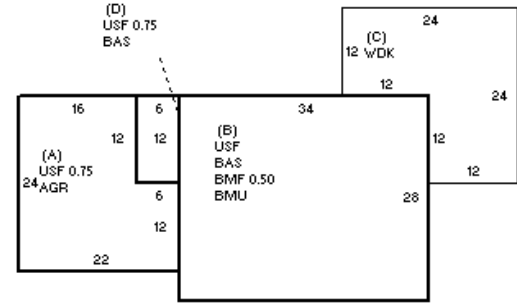
DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD

BUILDING	CD	ADJ	DESC	MEASURE	2/6/2021	TCK
MODEL	1		RESIDENTIAL	LIST	5/17/2006	JB
STYLE	5	1.05	COLONIAL [100%]	REVIEW	3/11/2021	MR
QUALITY	A+	1.20	AVG + [100%]			
FRAME	1	1.00	WD FRAME [100%]			



BLDG COMMENTS
BMF=FAM RM
INFO AT DOOR (2/6/2021)



BUILDING

YEAR BLT	2004	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	811,413		
NET AREA	2,372	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	AGR	N	ATT GARAGE	456		51.39	23,433	CONDITION ELEM	CD		
\$NLA(RCN)	\$342	OVERALL	1.080	EXT COVER	1	WD SHINGLE	1.00	+	USF	L	UPPER STORY FIN	1,348	2004	218.82	294,964	EXTERIOR	A		
CAPACITY		UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	B	BMU	N	BSMT UNFINISHED	952		76.46	72,794	INTERIOR	A		
STORIES	2	1.00		ROOF COVER	1	ASPH/CMP SH	1.00	B	BMF	N	BSMT FINISH	476		52.27	24,882	KITCHEN	A		
ROOMS	6	1.00		FLOOR COVER	1	HARDWOOD	1.00	C	WDK	N	WOOD DECK	432		50.80	21,947	BATHS	A		
BEDROOMS	3	1.00		INT FINISH	2	DRYWALL	1.00	+	BAS	L	BASE AREA	1,024	2004	338.63	346,759	HEAT/ELEC	A		
BATHROOMS	2	1.00		HEATING/COOL	9	WARM/CL AIR	1.03	F21	O	FPL 2S 1OP	1		13,155.70	13,156					
FIXTURES	8	\$13,478		FUEL SOURCE	2	GAS	1.00												
GARAGE SPACES	0	1.00																	
% BSMT FIN	0	1.00																	
# 1/2 BATHS	1	1.00																	
# OF UNITS	1	1.00																	
																EFF.YR/AGE	2004 / 19		
																COND	15 15 %		
																FUNC	0		
																ECON	0		
																DEPR	15	% GD	85
																RCNLD	\$689,700		