

Key: 7473

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 7.703

LEGALS

CURRENT OWNER					PARCEL ID					LOCATION				
NISSEN MICHAEL J & MARY E 20 KENT ROAD BREWSTER, MA 02631					95-57-0					20 KENT ROAD				
TRANSFER HISTORY					DOS	T	SALE PRICE		BK-PG (Cert)					
NISSEN MICHAEL J & MARY E					09/09/1997	QS	122,500		10942-179					

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	%
547	07/10/2017	14	CYCLICAL GRO		10/16/2020	TCK	100	100
		7	ALTERATIONS	6,000	07/03/2018	MR	100	100
226	04/22/2002	12	CYCLICAL NON		02/26/2013	SF	100	100
		2	ADD	5,000	06/05/2003	TN	100	100


LAND

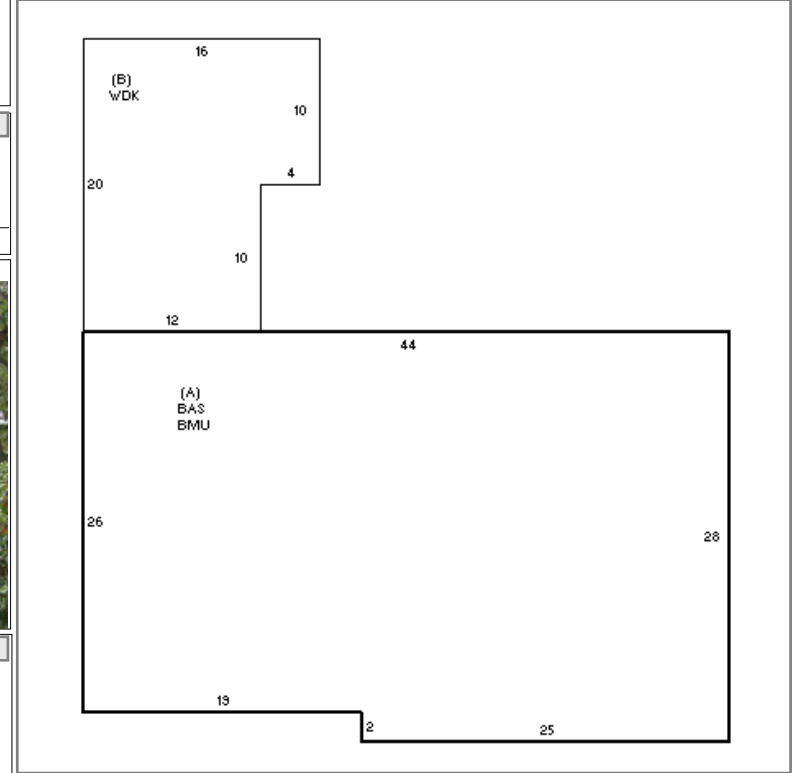
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE					
100	S	15,000	13	1.00	A	1.00	A	1.00	219,200	2.82	A	1.00	R03	1.00			212,500

DETACHED

TOTAL	15,000 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 13	NOTE				LAND	212,500	200,500
St Ind	AVERAGE		BUILDING	307,500	294,300			
Infl	AVERAGE		DETACHED	900	900			
			OTHER	0	0			
						TOTAL	520,900	495,700

BUILDING

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD	PHOTO	10/16/2020
SHF	A	1.00	50 0.50 10X8		80	22.01	900		



BUILDING	CD	ADJ	DESC	MEASURE	10/16/2020	TCK
MODEL	1		RESIDENTIAL	LIST	10/16/2020	EST
STYLE	1	1.00	RANCH [100%]	REVIEW	1/14/2021	MR
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS	

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YEAR BLT	1984	SIZE ADJ	1.000	ELEMENT	CD	DESCRIPTION	ADJ	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN	TOTAL RCN	410,039
NET AREA	1,194	DETAIL ADJ	1.000	FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	1,194		58.16	69,440		
\$NLA(RCN)	\$343	OVERALL	1.030	EXT COVER	1	WD SHINGLE	1.00	A	BAS	L	BASE AREA	1,194	1984	261.51	312,246		
CAPACITY			UNITS	ADJ	ROOF SHAPE	1	GABLE	1.00	B	WDK	N	WOOD DECK	280	40.38	11,305		
STORIES	1	1.00		ROOF COVER	1	ASPH/CMP SH	1.00		F11	O	FPL 1S 1OP	1		7,866.10	7,866		
ROOMS	5	1.00		FLOOR COVER	1	HARDWOOD	1.00		ODS	O	OUTDOOR SHOWER	1		2,487.50	2,488		
BEDROOMS	3	1.00		INT FINISH	2	DRYWALL	1.00										
BATHROOMS	1	1.00		HEATING/COOL	9	WARM/CL AIR	1.03										
FIXTURES	5	\$6,695		FUEL SOURCE	1	OIL	1.00										
GARAGE SPACES	0	1.00															
% BSMT FIN	0	1.00															
# 1/2 BATHS	1	1.00															
# OF UNITS	1	1.00															

CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT/ELEC	A

EFF.YR/AGE	1984 / 39
COND	25 25 %
FUNC	0
ECON	0
DEPR	25 % GD 75
RCNLD	\$307,500