

Key: 7493

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 7.723

LEGAL

LAND

CURRENT OWNER					PARCEL ID			LOCATION					
SMITH ANDREW J & KATHLEEN M 54 SHEFFIELD ROAD BREWSTER, MA 02631					95-77-0			54 SHEFFIELD ROAD					
					TRANSFER HISTORY			DOS	T	SALE PRICE	BK-PG (Cert)		
					SMITH ANDREW J & KATHLEEN			04/10/1989	QS	155,000	6693-002		

CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE												
100	S	18,209	13	1.00	A	1.00	A	1.00		219,200	2.39	A	1.00	R03	1.00									219,120

TOTAL	18,209 SF	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 13	NOTE	LAND	219,100	206,700			
St Ind	AVERAGE		BUILDING	407,200	389,400			
Infl	AVERAGE		DETACHED	2,400	2,400			
			OTHER	0	0			
TOTAL			TOTAL	628,700	598,500			

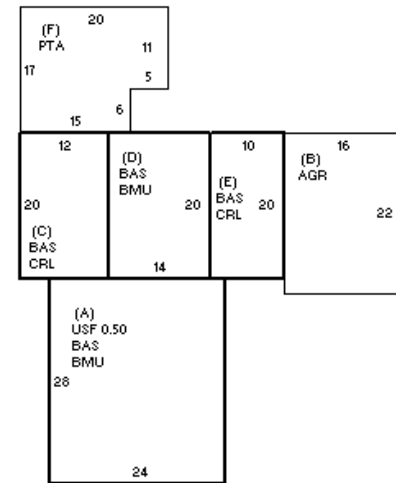
TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	20 0.80 14X10		140	21.39	2,400



BUILDING	CD	ADJ	DESC	MEASURE	10/27/2020	TCK
MODEL	1		RESIDENTIAL	LIST	7/21/2003	JB
STYLE	4	1.02	CAPE [100%]	REVIEW	6/5/2024	EMZ
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

BLDG COMMENTS

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	%
23-665	05/16/2023	7	ALTERATIONS	7,800	05/17/2024	TCK	100	100
NP		12	CYCLICAL NON		02/26/2013	SF	100	100
127	02/19/2013	7	ALTERATIONS	8,900	08/19/2014	RJM	100	100
379	06/20/2002	2	ADD	15,000	06/05/2003	TN	100	100
251	05/31/1996	2	ADD	16,000	03/01/1997	BC	100	100



DETACHED

BUILING

YEAR BLT	1983	SIZE ADJ	1.000
NET AREA	1,728	DETAIL ADJ	1.000
\$NLA(RCN)	\$302	OVERALL	1.020

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	2	SOFTWOOD	1.00
INT FINISH	2	DRYWALL	1.00
HEATING/COOL	2	HOT WATER	1.00
FUEL SOURCE	2	GAS	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	952		60.18	57,291
+	BAS	L	BASE AREA	1,152	1983	251.43	289,647
A	USF	L	UPPER STORY FIN	336	1983	189.44	63,651
B	AGR	N	ATT GARAGE	352		42.20	14,855
C	CRL	N	BSMT CRAWL	240		30.97	7,433
C	BAS	L	BASE AREA	240	2002	251.43	60,343
E	CRL	N	BSMT CRAWL	200		30.97	6,195
F	PTA	N	PATIO	310		13.79	4,274
	F21	O	FPL 2S 1OP	1		10,354.00	10,354

TOTAL RCN	521,999	
CONDITION ELEM	CD	
EXTERIOR	G	
INTERIOR	A	
KITCHEN	A	
BATHS	A	
HEAT/ELEC	A	
EFF.YR/AGE	1989 / 34	
COND	22 22 %	
FUNC	0	
ECON	0	
DEPR	22 % GD	78
RCNLD	\$407,200	