Key: 7506

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 7,733

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
CROSBY NANCY A P O BOX 552 SOUTH ORLEANS, MA 02662	84-43-0	1386 LONG POND ROAD

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
CROSBY NANCY A	01/17/1986	XX		4890-163

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	%
		12	CYCLICAL NON		03/18/2013	SF	100	100
201	04/08/2008	3	OUT BUILDING	2,000	03/18/2009	JH	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	197,280	1.00	A 1.00	RM2 0.90			273,010
300	A	1.793	13 1.00	A 1.00	A 1.00	10,800	1.00	A 1.00	RM2 0.90			19,360

TOTAL 3.170 Acres ZONING RM FRNT 0

Nbhd	NBHD 13
St Ind	AVERAGE
Infl	AVERAGE

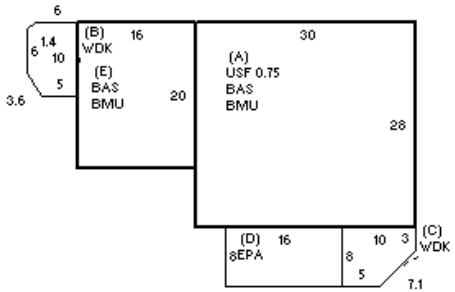
NOTE

ASSESSED	CURRENT	PREVIOUS
LAND	292,400	275,800
BUILDING	427,800	403,900
DETACHED	6,900	6,700
OTHER	0	0
TOTAL	**727,100**	**686,400**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	G 1.20	10 0.90	10 X 12	2008	120	25.67	2,800
PTD	G 1.20	20 0.80	16 X 18		288	9.72	2,200
PTD	G 1.20	20 0.80	12X20		240	9.72	1,900

PHOTO 03/02/2021



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.02	CAPE [100%]
QUALITY	+	1.10	PLUS AVE [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	3/2/2021	TCK
LIST	3/2/2021	EST
REVIEW	3/23/2021	MR

YEAR BLT	1985	SIZE ADJ	1.000
NET AREA	1,790	DETAIL ADJ	1.000
$NLA(RCN)	$314	OVERALL	1.020

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	5	1.00
BEDROOMS	3	1.00
BATHROOMS	2	1.00
FIXTURES	6	$8,752
GARAGE SPACES	0	1.00
% BSMT FIN	0	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	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	1,160		63.35	73,488
A	BAS	L	BASE AREA	840	1985	284.87	239,291
A	USF	L	UPPER STORY FIN	630	1985	206.28	129,955
+	WDK	N	WOOD DECK	135		43.98	5,938
D	EPA	N	ENCLOSED PORCH	128		90.32	11,561
E	BAS	L	BASE AREA	320	1985	284.87	91,158
	ODS	O	OUTDOOR SHOWER	1		2,709.60	2,710

TOTAL RCN 562,851

CONDITION ELEM	CD
EXTERIOR	A
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 $427,800