

Key: 7542

Town of BREWSTER - Fiscal Year 2025

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CURRENT OWNER		PARCEL ID		LOCATION	
HARDIE PATRICIA A & LANE JOANN 48 AUNT MOLLS RIDGE ROAD BREWSTER, MA 02631		94-55-0		48 AUNT MOLLS RIDGE ROAD	
TRANSFER HISTORY		DOS	T	SALE PRICE	BK-PG (Cert)
HARDIE PATRICIA A & LANE		11/05/1984	XX		4308-39

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 %
NP 531	10/02/1998	14	CYCLICAL GRO		10/08/2020	TCK	100 100
569	10/03/1997	12	CYCLICAL NON	8,000	02/21/2013	SF	100 100
		5	OTHER				100 100
		1	NEW CONSTRUCT	85,000	06/15/1998	BC	100 100

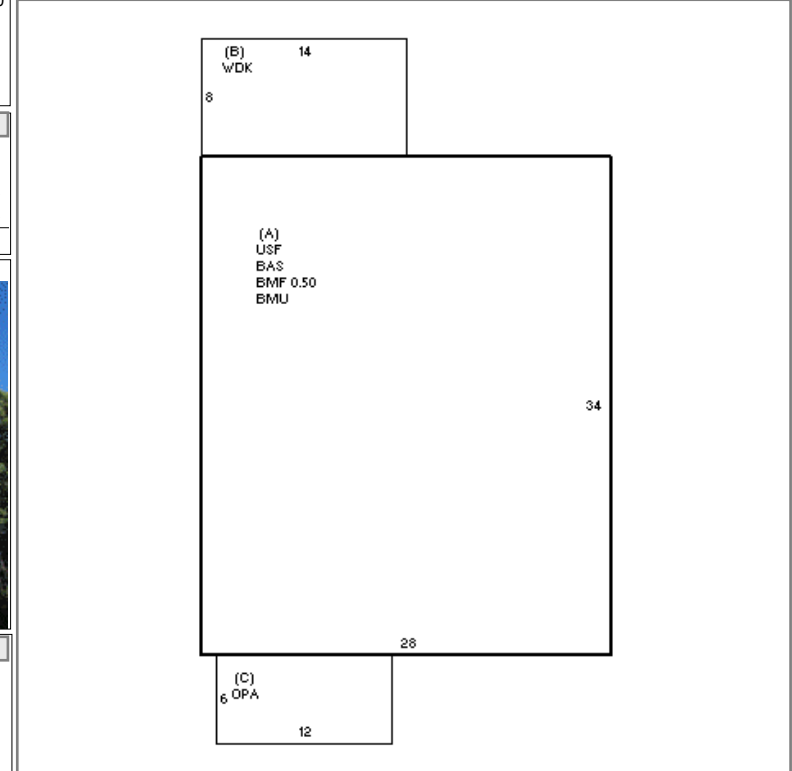
CD	T	AC/SF/UN	Nbhd	St Ind	Infl	ADJ BASE	SAF	Topo	Lpi	VC	CREDIT AMT	ADJ VALUE	
100	S	60,000	13	1.00	A	1.00	A	1.00	219,200	1.00	A	1.00	303,350
300	A	1,523	13	1.00	A	1.00	A	1.00	12,000	1.00	A	1.00	18,280

TOTAL	2.900 Acres	ZONING	RM	FRNT	0	ASSESSED	CURRENT	PREVIOUS
Nbhd	NBHD 13	NOTE	LAND	321,600	303,400	BUILDING	449,200	429,500
St Ind	AVERAGE		DETACHED	3,200	3,100	OTHER	0	0
Infl	AVERAGE		TOTAL	774,000	736,000			

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
SHF	A	1.00	20 0.80 16X12		192	20.77	3,200



BLDG COMMENTS
 BMF=STUDIO
 INFO @ DOOR 10/8/20



BUILDING	CD	ADJ	DESC	MEASURE	10/8/2020	TCK
MODEL	1		RESIDENTIAL	LIST	9/5/2003	JB
STYLE	14	1.05	SALTBOX [100%]	REVIEW	1/12/2020	MR
QUALITY	A	1.00	AVG [100%]			
FRAME	1	1.00	WD FRAME [100%]			

YEAR BLT	1998	SIZE ADJ	1.000
NET AREA	1,904	DETAIL ADJ	1.000
\$NLA(RCN)	\$288	OVERALL	1.050
CAPACITY		UNITS	ADJ
STORIES	2	1.00	
ROOMS	7	1.00	
BEDROOMS	3	1.00	
BATHROOMS	3	1.00	
FIXTURES	9	\$12,285	
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	S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
FOUNDATION	4	FLR & WALL	1.00	A	BMU	N	BSMT UNFINISHED	952		61.95	58,976
EXT COVER	1	WD SHINGLE	1.00	A	BMF	N	BSMT FINISH	476		42.35	20,159
ROOF SHAPE	1	GABLE	1.00	A	BAS	L	BASE AREA	952	1998	279.53	266,113
ROOF COVER	1	ASPH/CMP SH	1.00	A	USF	L	UPPER STORY FIN	952	1998	191.07	181,899
FLOOR COVER	2	SOFTWOOD	1.00	B	WDK	N	WOOD DECK	112		41.16	4,610
INT FINISH	2	DRYWALL	1.00	C	OPA	N	OPEN PORCH	72		52.50	3,780
HEATING/COOL	2	HOT WATER	1.00								
FUEL SOURCE	2	GAS	1.00								

TOTAL RCN	547,822
CONDITION ELEM	CD
EXTERIOR	A
INTERIOR	A
KITCHEN	A
BATHS	A
HEAT/ELEC	A
EFF.YR/AGE	1998 / 25
COND	18 18 %
FUNC	0
ECON	0
DEPR	18 % GD 82
RCNLD	\$449,200