Key: 7556

Town of BREWSTER - Fiscal Year 2025

9/17/2024 2:15 pm SEQ #: 7,783

LEGAL

CURRENT OWNER	PARCEL ID	LOCATION
WALKER DEBORAH M TRUSTEE CALBRIZLYMID FARM REV LIVING TRUST 96 WILLIAM MAKER WAY BREWSTER, MA 02631	107-13-0	96 WILLIAM MAKER WAY

TRANSFER HISTORY	DOS	T	SALE PRICE	BK-PG (Cert)
WALKER DEBORAH M TRUSTEE	02/14/2023	F	1	35638-94
WALKER THOMAS L & DEBORAH	01/31/1979	XX		2865-26

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	%
175	03/26/2007	2	ADD	20,000	02/03/2009	JH	100	100
		12	CYCLICAL NON		08/14/2003	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	40,176	13 1.00	A 1.00	A 1.00	219,200	1.31	A 1.00	R03 1.00			264,930

TOTAL	40,176 SF	ZONING	RR	FRNT	0

Nbhd	NBHD 13
St Ind	AVERAGE
Infl	AVERAGE

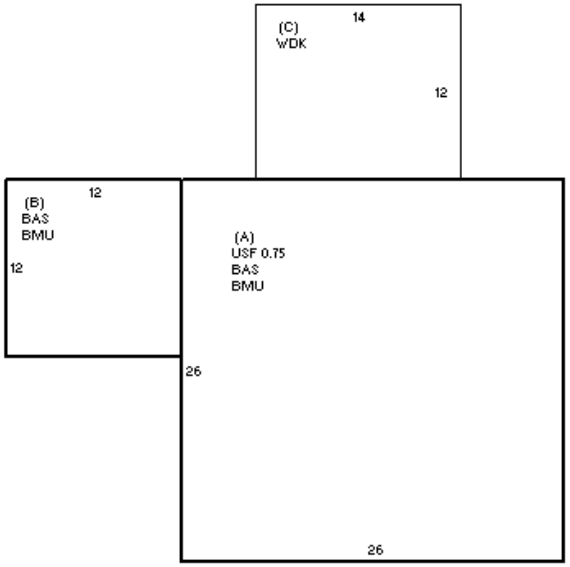
NOTE: Stables and loft barn are one building attached to main house by eza-dht

ASSESSED	CURRENT	PREVIOUS
LAND	264,900	249,900
BUILDING	285,300	269,300
DETACHED	30,400	30,100
OTHER	0	0
TOTAL	**580,600**	**549,300**

DETACHED

TY	QUAL	COND	DIM/NOTE	YB	UNITS	ADJ PRICE	RCNLD
STB	M 0.70	15 0.85	28X41	2007	1,148	12.81	12,500
LBN	A 1.00	15 0.85	28X41	2007	1,148	18.30	17,900

PHOTO 12/16/2020



BLDG COMMENTS

BUILDING

BUILDING	CD	ADJ	DESC
MODEL	1		RESIDENTIAL
STYLE	4	1.02	CAPE [100%]
QUALITY	A	1.00	AVG [100%]
FRAME	1	1.00	WD FRAME [100%]

MEASURE	12/16/2021	TCK
LIST	9/19/2008	JH
REVIEW	2/12/2021	MR

YEAR BLT	1979	SIZE ADJ	1.000
NET AREA	1,327	DETAIL ADJ	1.000
$NLA(RCN)	$295	OVERALL	1.030

CAPACITY	UNITS	ADJ
STORIES	1.75	1.00
ROOMS	5	1.00
BEDROOMS	2	1.00
BATHROOMS	1	1.00
FIXTURES	3	$4,017
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	2	CLAPBOARD	1.00
ROOF SHAPE	1	GABLE	1.00
ROOF COVER	2	WD SHINGLE	1.01
FLOOR COVER	2	SOFTWOOD	1.00
INT FINISH	2	DRYWALL	1.00
HEATING/COOL	2	HOT WATER	1.00
FUEL SOURCE	1	OIL	1.00

S	BAT	T	DESCRIPTION	UNITS	YB	ADJ PRICE	RCN
+	BMU	N	BSMT UNFINISHED	820		60.77	49,831
+	BAS	L	BASE AREA	820	1979	284.36	233,178
A	USF	L	UPPER STORY FIN	507	1979	191.30	96,987
C	WDK	N	WOOD DECK	168		40.38	6,784

TOTAL RCN 390,797

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

EFF.YR/AGE 1979 / 44

COND	27	27 %	
FUNC	0		
ECON	0		
DEPR	27	% GD	73

RCNLD $285,300